Book 5

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,000.00

Doreen H. Abbott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 09/19/05.

Notary Public

MY COMMISSION EXPIRES: 9/20/08

(AFFIX SEAL)

MICHAEL T. HALEY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/20/05 09:43 2 pgs
Fees:13.00 Taxes:680.80

20050920-0112752

THIS INSTRUMENT WAS PREPARED BY

Michael Troy Haley, Attorney	1100 Kermit Dr Ste 204	Nashville, TN 37217
NAME		ADDRESS

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doreen H. Abbott et vir (NAME)	SAME (NAME)	95-6
2222 Craigmeade Cir. (STREET ADDRESS/ROUTE NUMBER)	(STREET ADDRESS)	6.00
Nashville, TN 37214 (CITY/STATE/ZIP)	(CITY/STATE/ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Mary E. Davis, a widow

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Doreen H. Abbott and husband, James L. Abbott, Jr.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 14 on the Plan of Craigmeade Subdivision, Section 1, as of record in Book 2900, page 121, Register's Office for Davidson County, Tennessee and described as follows:

Said Lot No. 14 fronts 75 feet on the southwesterly side of Craigmeade Circle and runs back 557.5 feet on the northwesterly line, which is a broken line, and 454.8 feet on the southeasterly line to a broken line measuring 106.6 feet thereon.

Being the same property conveyed to Richard S. Davis and wife, Mary E. Davis, by Warranty Deed from John U. Wilson and wife, Louise Wilson, dated March 26, 1962, recorded August 6, 1962, of record in Book 3407, page 537, Register's Office for Davidson County, Tennessee. Richard S. Davis having since died, thereby vesting title in Mary E. Davis as surviving tenant by the entirety.

Subject to the following: easements, setback lines and restrictions noted on plat of record in Book 2900, page 121, Register's Office for Davidson County, Tennessee, and otherwise of record; zoning regulations for the appropriate governmental authority, and to rights for public utilities and public rights of way, and to matters which would be disclosed by an accurate survey; county property taxes for current year have been prorated as of date of deed and assumed by Grantees.

This is unimproved ( )
improved (X) property, known as 2222 Craigmeade Circle (House Number/Street) Nashville (City/Town) TN (State) 37214 (Postal Code)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 19th day of September, 2005.

Mary E. Davis
MARY E. DAVIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Mary E. Davis a widow** the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that ____she____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville, TN,** this **09/19/05.**

_____Notary Public

Commission Expires: 9/20/2008

MICHAEL T. HALEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.