| | |
|---|---|
| The preparer of this document makes no warranty or representations as to the title of the Grantor, accuracy of the description or the existence or non-existence of any liens, encumbrances, easements or other encroachments or compliance with any planning, zoning or subdivision regulations that affect the property conveyed herein. | This instrument prepared by: The Legal Department of Senior Estate Planning Services of America, Inc. 2400 Veterans Boulevard, Suite 330 Kenner, LA 70062 (504) 454-0667 |

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Davidson County DEEDWARR
Recvd: 09/22/05 13:52 2 pgs
Fees:12.00 Taxes:0.00

20050922-0113979

# WARRANTY DEED

BY: JAMES H. WARD AND GRAYCE G.WARD, husband and wife

TO: JAMES H. WARD AND GRAYCE G. WARD, TRUSTEES OF THE WARD FAMILY REVOCABLE LIVING TRUST:

**KNOW ALL MEN BY THESE PRESENTS, that**

JAMES H. WARD AND GRAYCE G. WARD, husband and wife, of the County of DAVIDSON, and State of Tennessee, for and in consideration of the sum of Ten Dollars ($10.00), do hereby grant, convey, and warrant unto JAMES H. WARD AND GRAYCE G. WARD, Trustees of the WARD FAMILY REVOCABLE LIVING TRUST", dated July 23, 2005, all of our right, title and interest in and to the following described real property, located in DAVIDSON County, State of Tennessee to-wit:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Tulip Grove, Section one (1), as of record in Book 3700, page 106, Register's Office for said County.

Said Lot No. 33 fronts 92.0 feet on the southerly side of Des Moines Drive and extends back 250.0 feet on the easterly line and 134.00 feet on the westerly line to a dead line in the rear, measuring 165.13 feet thereon.

Being the same property conveyed to grantors by deed and recorded in Book 4281, page 416 in the Office of the Register of Deeds for DAVIDSON County, Tennessee.

**IN TESTIMONY WHEREOF**, we have hereunto set our hands and seal this 22 day of September, 2005.

**GRANTORS:**

James H. Ward
JAMES H. WARD

Grayce G. Ward
GRAYCE G. WARD

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Before me, the undersigned Notary Public in and for the County and State aforesaid, Personally came and appeared before me, the undersigned authority, in and for the aforesaid jurisdiction, the within named JAMES H. WARD AND GRAYCE G. WARD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the persons within named and that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal this 22 day of September 2005.

THOMAS M. PRIMM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 25, 2009

NOTARY PUBLIC

My Commission Expires: 7-25-09

---

**(FOR RECORDING DATA ONLY)**

PROPERTY ADDRESS: 508 Des Moines Drive Nashville, Tennessee 37076

MAIL TAX BILL TO: JAMES H. and GRAYCE G. WARD, Trustees, 508 Des Moines Drive Nashville, Tennessee 37076

TAX PARCEL I.D. NO: 075-03-0 025.00

We hereby swear or affirm that this transfer is exempt for the real estate transfer tax pursuant to the provisions of TCA §67-4-409(3) (F).

JAMES H. WARD

GRAYCE G. WARD

THOMAS M. PRIMM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 25, 2009

Subscribed and sworn to before me this 22 day of September, 2005.

NOTARY PUBLIC

My Commission Expires: 7-25-09