McCann & Hubbard
7105 Crossroads Blvd. #105
Brentwood, TN 37027
615-377-3319

(2)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $150,000.00

Affiant

Subscribed and sworn to before me, this 3rd day of October, 2005.

Notary Public

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES:
MARCH 14, 2009

(Notary Stamp)

My commission expires:_____

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 105
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/07/05 10:16 2 pgs
Fees:13.00 Taxes:555.00
20051007-0121206

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Ricky Ly **Khanh T Huynh**	**Countrywide Home Loans**	**Map 133 Group 14 Parcel 8**
1073 Meandering Way ~~504 Inwood Drive~~	**801 Crescent Center Drive, Suite 510**	
Franklin, Tennessee 37067 ~~Nashville, TN 37211~~	**Franklin, TN 37067**	

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

Mary L. Griggs, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ricky Ly, unmarried and Khanh T Huynh, unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Abbay Hall, Section One, of record in Book 2331, Page 18, Register's Office for said County.

Said Lot No. 42 fronts 78.5 feet on the northerly margin of Inwood Drive and extends back 182.00 feet on the easterly line and 181.4 feet on the westerly line to a dead line in the rear, measuring 78.6 feet thereon.

Being the same property conveyed to Mary L. Griggs, unmarried, by Warranty Deed from Mack L. Hannah and wife, Patricia Hannah, of record in Book 5146, Page 754, dated May 11, 1977, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2331, Page 18, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

This is improved property known as 504 Inwood Drive, Nashville, TN 37211.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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/our hand(s) this 30th day of September, 2005.

Mary L. Griggs by Priscilla Griggs Adcock Attorney-in-Fact

Mary L. Griggs
By: Priscilla Griggs Adcock, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Priscilla Griggs Adcock** with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of Mary L. Griggs for the purposes therein contained, and who further proved to me that she is the **Attorney in Fact** for Mary L. Griggs and is authorized by Mary L. Griggs to execute this instrument on his/her behalf.

Witness my hand, at office, this 30th day of September, 2005.

J. Carlton Drumwright

Notary Public

My Commission Expires: 9/16/05

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: **05524-SH**
RECORD & RETURN TO:
McCANN & HUBBARD
7105 CROSSROADS BLVD. SUITE 102
BRENTWOOD, TN 37027