THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
3125 North Mt. Juliet Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER
James N. Hamlet, et ux
5260 Rawlings Road
Joelton, Tennessee 37080

MORTGAGEE
Cedarstone Bank
109 Signature Place
Lebanon, Tennessee 37087

SEND TAX BILLS
New Owner

MAP-PARCEL:
021-00-0-089.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Linda C. Ivey, unmarried,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **James N. Hamlet and wife, Sandra A. Hamlet,** 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:

Situated in the 14th Civil District of said County and State ad more particularly described as follows:

Beginning at a point in the center of North Bernard Road (the southwest corner of Gienger Land) and the northeast corner of a tract conveyed to Allen M. Endsley, et ux, by deed of record in Book 1429, page 601, Register's Office for said County; thence 2 degrees West with Gienger's west line 1005 feet to the center of Craighead Branch; thence with center of Craighead Branch No. 86 degrees 40 minutes west 87 feet to a point in the center of said Branch; thence South 2 degrees East 1005 feet to a point in the center of Bernard Road; thence with the center of Bernard Road North 79 degrees 50 minutes East 87 feet to the beginning, containing 2 acres, more or less.

Being the same property conveyed to Linda C. Ivey, unmarried, by deed of record in Instrument Number 20030307-0030365, Registers Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 9228, page 273, and easements, covenants, and conditions, if any, and all matters appearing of record in the Register's Office for Davidson County, Tennessee. Property taxes for the current year have been settled between the parties and will be paid by the Grantor.

This is improved property known as **5260 Rawlings Road Joelton, Tennessee 37080.**

Davidson County DEEDWARR
Recvd: 10/19/05 08:03 2 pgs
Fees:13.00 Taxes:473.60
20051019-0125776

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 18th day of October, 2005.

Linda C. Ivey

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Linda C. Ivey, unmarried, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of October, 2005.

DEBRA ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

NOTARY PUBLIC

My Commission Expires: 12.15.07

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $128,000.00.

AFFIANT

Subscribed and sworn to before me this 18th day of October, 2005.

DEBRA ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

NOTARY PUBLIC

My Commission Expires: 12.15.07