Davidson County DEEDWARR
Recvd: 10/28/05 10:19 2 pgs
Fees:13.00 Taxes:386.65
20051028-0130296

This instrument prepared by and return to:

FEARNLEY & CALIFF, PLLC
211 DONELSON PIKE, STE. 113
NASHVILLE, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 2nd day of September, 2005, by and between **Mason Barrett, a married man,** party of the first part, and **Latoyia Bryant, an unmarried woman** party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Being Unit 681 of Nashboro Village Nineteen Condominium, a condominium or horizontal property regime established by Master Deed of Record in Book 5933, Page 957, in the Register's Office for Davidson County, Tennessee, and shown on a plan of record in Book 5200, Page 80 in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby convenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2005 Davidson County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions recorded in Book 5933 Page 957 and easements of record, all being of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

Mary Barrett, the wife of Mason R. Barrett joins in this conveyance in order to convey her marital interest if any in the subject property.

WITNESS the signature of the party of the first part the day and year first above written.

Mason Barrett
Mason Barrett

Mary Barrett
Mary Barrett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared Mason Barrett and Mary Barrett the within named bargain or, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 2nd day of September, 2005.

MARHTA A. HAEGELIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV 24 2007

Martha A. Haegelin
NOTARY PUBLIC

My Commission Expires: _____

Property Owner & Address: Latoyia Bryant
681 Longhunter Court
Nashville, TN 37217

Tax Parcel No.: 135-08-A 681.0000

Property Address: 681 Longhunter Court
Nashville, TN 37217

MAIL TAX BILLS TO: Same

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $104,500.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Deborah L. Baptie
AFFIANT

SUBSCRIBED AND SWORN TO before me this 2nd day of September , 2005.

Melissa D Rogers
NOTARY PUBLIC

MELISSA D. ROGERS NOTARY PUBLIC DAVIDSON COUNTY, TENN.