THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

Davidson County DEEDWARR
Recvd: 11/01/05 12:06 2 pgs
Fees:13.00 Taxes:499.50
20051101-0131889

WARRANTY DEED

Address New Owner(s)
Mr. & Mrs. Patrick Allen
4252 Samoa Dr.
Hermitage, TN 37076

Send Tax Bills to:
New Owner

Map-Parcel:
Map: 75-6
Group:
Parcel: 50

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, **Donna Renee Bryant, unmarried, and Pamela Lee Bryant,** UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Patrick Allen and wife, Laura G. Allen**, 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. 296 on the Plan of Hermitage Estates Subdivision, Section 2, as of record in Book 3700, page 23, Register's Office for Davidson County, Tennessee.

Said Lot No. 296 fronts 75.0 feet on the northwesterly margin of Samoa Drive and runs back between lines measuring 125.0 feet on the northeasterly line and 134.2 feet on the southwesterly line to a dead line in the rear measuring 97.45 feet thereon.

BEING the same property conveyed to Arthur Leroy Bryant, Donna Renee Bryant and Pamela Lee Bryant, as tenants by the entirety with right of survivorship, by quitclaim deed from John P. Brown, III, Trustee, dated June 6, 2001, and recorded at Instrument No. 20010612-0061933, said Register's Office. The said Arthur Leroy Bryant having since died.

The above described property is not used as a residence of the grantors.

This is unimproved property known as: 4252 Samoa Drive, Hermitage, TN 37076

THIS conveyance is made subject to any and all existing easements and restrictions of record and all applicable local government planning, building and zoning regulations.

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 whosoever.

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 our hands this 25th day of October, 2005.

Donna Renee Bryant

Pamela Lee Bryant

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 25th day of October, 2005, before me personally appeared Donna Renee Bryant and Pamela Lee Bryant, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand and official seal.

Notary Public

My Commission Expires:

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer is ~~$135,000.00~~.

Affiant

Sworn to and subscribed before me
this 25th day of October, 2005.

Notary Public
My Commission Expires:

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006