BOX 13
10585

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $126,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF OCTOBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 7-25-09
(AFFIX SEAL)

Heidi Jo Clayton Notary Public My Commission Expires 7/25/09 State of TENNESSEE Davidson County

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN, 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. Alley	Fifth Third Mortgage Co.	161-11A-88
(NAME)	(NAME)	
412 Huntington Ridge Drive	336 Main Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Franklin, TN 37064	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Jenna L. Thompson Robeson, F.K.A. Jenna L. Thompson, and husband, Robert Robeson, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles M. Alley and Shannon L. Alley, husband and wife,, 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. 88 on the Revision One Huntington Ridge Townhouse Condominiums, of record in Book 4675, Page 9, with revisions of record in Book 9700, Page 846, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jenna L. Thompson by deed from Tracy A. Vaught of record in Instrument No. 20040601-0063629, said Register's Office. Jenna L. Thompson has since married and is now known as Jenna L. Thompson Robeson. Robert Robeson joins in executing this deed to convey any marital interest he may have in said property.

This conveyance is subject to (a)2005 real property taxes which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 4675, page 9, as revised in Book 9700, page 846, said Register's Office; (c) restrictive covenants of record in Book 4729, page 705, and Book 4889, page 905, said Register's Office (d) Bylaws of record in Book 7423, page 762, said Register's Office; and (e) Easements of record in Book 9732, page 551, Book 9775, page 308 and Book 11345, page 59, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 412 Huntington Ridge Drive, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Davidson County DEEDWARR
Recvd: 11/04/05 14:01 2 pgs
Fees:13.00 Taxes:467.68

20051104-0134074

Witness our hands this 28th day of October, 2005.

Jenna L. Thompson Robeson

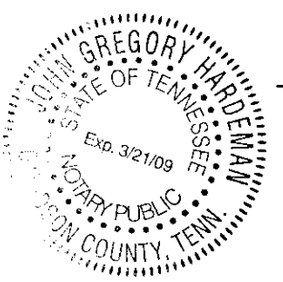
Robert Robeson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jenna L. Thompson Robeson and Robert Robeson, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of October, 2005.

Commission expires:



Notary Public