This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6050692

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Send Tax Bills To:
SAME AS NEW OWNER

Davidson County DEEDWARR
Recvd: 11/07/05 10:03 2 pgs
Fees:13.00 Taxes:873.20
20051107-0134459

New Owner is:
Sarah H. Griggs
1016 Wemberton Place
Nashville, TN 37214

MAP: 109-05-O-A
PARCEL: 5.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Tommy D. Cecil and wife, Elaine Cecil**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Sarah H. Griggs , unmarried**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

BEING Lot No. 74, on the plan of Phase 4 Lakeridge, of record in Plat Book 8250, page 726, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Tommy D. Cecil and wife, Elaine Cecil by Deed from Frank Batson Homes, Inc., dated 10/20/97, recorded 10/22/97, in Book 10654, page 766, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Book 9669, page 7115, Register's Office for said County, Tennessee.

This conveyance is subject to all terms and provisions of the By-Laws, of record in Book 9669, page 738, Register's Office for said County, Tennessee

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

TDC sc Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated

and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 27th day of October, 2005.

GRANTOR:

Tommy D. Cecil

Tommy D. Cecil

Elaine Cecil

Elaine Cecil

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Tommy D. Cecil and wife, Elaine Cecil**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 27th day of October, 2005.

Melissa L. Sanders

Notary Public

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:_____

MY COMMISSION EXPIRES JULY 19, 2008

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $236,000.00.

Priscilla Parker
Affiant

SWORN TO and subscribed before me this 27th day of October, 2005

Melissa L. Sanders
NOTARY PUBLIC

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires:_____

MY COMMISSION EXPIRES JULY 19, 2008