Davidson County DEEDWARR
Recvd: 11/07/05 14:08 2 pgs
Fees:13.00 Taxes:1350.50
20051107-0134709

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Thomas A. Clarkson**
Address **313 Brunswick Place**
City/State/Zip **Nashville, TN 37221**

SEND TAX BILLS TO:
Name **New Owner**
Address
City/State/Zip

FOR AND IN CONSIDERATION of the sum of **Ten Dollars ($10.00),** cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Dale L. Prince and Debra Prince, Husband and Wife ("Grantor") has this day bargained and sold, and does hereby transfer and convey unto **Thomas A. Clarkson and Kay L. Hancock, ("Grantee")** its successors and assigns, all its right, title and interest in and to property located in **DAVIDSON** County, State of **TENNESSEE,** more particularly described as follows:

Land in Davidson County, Tennessee, Being Lot No. 37 on the Plan of Resubdivision Lots 37 and 38 Arlington Green, Phase I, a Planned Unit Development, of record in Plat Book 7900, page 335, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

Being all of the same property Dale L. Prince and wife, Debra Prince, by Warranty Deed from David W. Ledford and wife, Martha A. Ledford, dated August 10, 1998, of record in Book 11066, page 76, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2006 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: 142-16OB-37-CO

This is improved property known as: 313 Brunswick Place, Nashville, TN 37221.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **1st** day of **November, 2005.**

Dale L. Prince

Debra Prince

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me **the undersigned,** a Notary Public in and for said County and State, **Dale L. Prince and Debra Prince** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **1st** day of **November, 2005.**

Commission expires:

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires MAR. 21, 2009

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

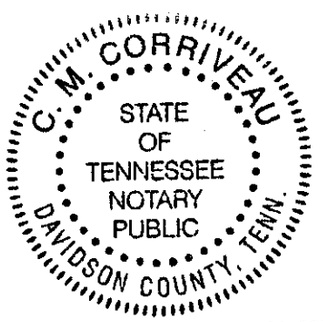
The actual consideration or value whichever is ~~greater~~, for this transfer is **$365,000.00**

Affiant

Subscribed and sworn to before me, this the 1st day of November,2005.

My commission expires:

Notary Public - Register



My Commission Expires MAR. 21, 2009