Davidson County DEEDWARR
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Fees:18.00 Taxes:1768.60
20051123-0141365

LAWYER'S ESCROW SERVICE, INC.
2021 RICHARD JONES ROAD, SUITE 220
NASHVILLE, TN 37215

THIS INSTRUMENT PREPARED BY: **George V. Crawford, III** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $478,000.00. Nicholas Greco Affiant Subscribed and sworn to before me, this ~~18th~~ 21st day of November, 2005. Notary Public My Commission Expires: NOTARY PUBLIC AT LARGE My Commission Expires JULY 21, 2007

Address New Owner As Follows:
Arthur F. Daws III, et ux.
113 Glendale Garden Drive
Nashville, TN 37214

Send Tax Bills To:
First Horizon Home Loans
P.O. Box 809
Memphis, TN 38101

Map-Parcel Number:
131-08-0-B 010.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **GREGORY H. HILL AND WIFE, SHANNON E. HILL**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **ARTHUR F. DAWS III AND WIFE, KATHLEEN M. DAWS**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the amended Plan of Glendale Garden, a planned unit development, of record in Book 6900, page 273, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts 50 feet on Glendale Drive and runs back 89.59 feet on the northerly line and 126.55 feet on the southwesterly line, to a line measuring 138.58 feet thereon.

Being the same property conveyed to Gregory H. Hill and wife, Shannon E. Hill by deed from Susan G. Hillenmeyer, unmarried, of record as Instrument No. 200003240030179, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. Restrictive covenants contained in instrument of record in Book 6356, page 222, as amended at Book 6658, page 268, Register's Office for Davidson County, Tennessee.

2. Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Book 6544, page 199, Register's Office for said County, as amended at Book 8044, page 660, Register's Office for said County.

3. All Matters shown on the Plan of record in Book 6900, page 273, Register's Office for Davidson County, Tennessee.

This is improved property known as 113 Glendale Garden Drive, Nashville, TN 37214.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 21st day of November, 2005.

Gregory H. Hill

Shannon E. Hill

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **GREGORY H. HILL**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 21st day of November, 2005.

Notary Public

My Commission Expires: 3/31/2007

GEORGE V. CRAWFORD III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **SHANNON E. HILL**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 21st day of November, 2005.

Notary Public

My Commission Expires: 3/31/2007

GEORGE V. CRAWFORD III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.