WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/02/05 09:01 2 pgs
Fees:13.00 Taxes:92.50

20051202-0144838

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 2-10-08
(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bennie Crowe	SAME	MAP 142-03 A PAR 387
(NAME)	(NAME)	
1436 CC Rd.		
(ADDRESS)		
Kingston Springs TN 37082		
(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, **Wallace Ray Webb Sr., by and through James R. Anthony, Attorney in Fact, and Wallace Ray Webb Jr., by and through James R. Anthony, Attorney in Fact,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bennie Crowe**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Situated in Davidson County, Tennessee, being Unit No. 387 in Deer Lake Retirement Community, a horizontal property regime, as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, pages 28 and 29, and as amended in Book 5050, pages 62 and 63, and in Book 5589, page 949, Register's Office for Davidson County, Tennessee, and described in a master deed recorded in Book 5097, pages 529 through 539, and in by Laws of Deer Lake Retirement Association, Inc. of record in Book 7556, page 354, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartment owners and tenants of Deer Lake Retirement Community contained in the aforesaid Master Deed and By Laws are incorporated in this deed by reference and made a pan hereof the same as though copied herein verbatim.

SUBJECT TO all of the covenants, terms, provisions, and conditions set forth in the aforesaid documents including but not limited to the obligation to pay monthly assessments for the maintenance and operation of Deer Lake Retirement Community in accordance with the Master Deed and By Laws and SUBJECT restrictions and the right to transfer ownership of the above described apartment unit or to lease said unit as set out in Master Deed and By Laws.

Being the same property conveyed to Wallace Ray Webb, Sr. and Wallace Ray Webb, Jr. by deedsof record in Book 9668, page 301, and Book 9645, page 433, Register's Office for Davidson County, Tennessee.

JAMES R. ANTHONY executes this instrument as Attorney in Fact for Wallace R. Webb, Sr. and Wallace R. Webb, Jr. pursuant to Power of Attorney of record in Instrument No. 20051202-0144837, Register's Office for Davidson County, Tennessee.

This is not the principal residence of the Grantors.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the afore described tract of land.

This is unimproved property, known as 387 Deer Lake Drive, Nashville, TN 37221
(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.

Witness our hand(s) this 11/30/2005.

Wallace Ray Webb Sr.

Wallace Ray Webb Jr.

BY: JAMES R. ANTHONY, Attorney in Fact

BY: JAMES R. ANTHONY, Attorney in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, JAMES R. ANTHONY, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and further acknowledged that he is the Attorney In Fact for WALLACE RAY WEBB, SR. AND WALLACE RAY WEBB, JR. and is authorized by WALLACE RAY WEBB, SR. AND WALLACE RAY WEBB, JR. to execute this instrument on their behalf.

WITNESS my hand and official seal this 11/30/05 at Nashville, TN 37203.

My Comm. Expires 2-10-08

NOTARY PUBLIC

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

My Commission Expires FEB. 10, 2008