Davidson County DEEDWARR
Recvd: 12/05/05 14:34 2 pgs
Fees:13.00 Taxes:484.70
20051205-0146055

THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
3125 North Mt. Juliet Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER
John E. Stout
2715 Wellman Drive
Nashville, TN 37211

MORTGAGEE
First Franklin, a Division
of National City Bank
320 Seven Springs Way
Brentwood, Tennessee 37027

SEND TAX BILLS
New Owner

MAP-PARCEL:
096-13-0-027.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **William W. White, unmarried,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **John E. Stout, unmarried,** 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. 100 on the Map of Perry Heights, of record in Book 2900, page 18, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to William W. White and wife, Toni L. L. White by deed from Metropolitan Nashville Airport Authority, dated November 23, 1992, of record in Book 8803, page 638, Register's Office for Davidson County, Tennessee.

Toni L. White died on March 29, 2004 leaving the said William L. White as the surviving tenant by the entirety.

This conveyance is subject to all restrictions and easements of record or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 2928, page 445; an easement of record in Book 8803, page 641; easements, covenants, and conditions as shown on the plat of record in Book 2900, page 18, Register's Office for Davidson County, Tennessee. Taxes for the current year have been agreed to by the parties and will be paid by the Grantor.

This is improved property known as **2715 Wellman Drive Nashville, TN 37211.**

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 my hand this 30th day of November, 2005.

William W. White

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William W. White, unmarried, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of November, 2005.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 12.15.07

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $131,000.00.

AFFIANT

Subscribed and sworn to before me this 30th day of November, 2005.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 12.15.07