Davidson County DEEDWARR
Recvd: 12/27/05 14:10 2 pgs
Fees:13.00 Taxes:367.41

20051227-0154117

E. MANNIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$99,300.00**.

Krista L. Clements
Affiant

Subscribed and sworn to before me, this the 22nd day of December, 2005.

E. Mannix
Notary Public

My commission expires: 11-25-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Krista L. Clements	**Wells Fargo Bank, N.A.**	096 -14- 109.00
2929 Twin Lawn Drive	**3003 W College Ave.**	
Nashville, TN 37214	**Appleton, WI 54914-0000**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Mark H. Leatherman and Donna M. Leatherman, both unmarried
*MARK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Krista L. Clements, unmarried, and Donald E. Clements, a married man

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:

Being Lot No. 765 on the Map of Cloverhill Subdivison, Section II, as of record in Book 2331, Page 44, Register's Office for Davidson County, Tennessee. Said Lot No. 765 fronts 80 feet on the southerly side of Twin Lawn Drive and runs back 184.2 feet on the westerly linr and 165.3 feet on the easterly line to a dead line, measuring 55 feet thereon.

Being the same property conveyed to Mark H. Leatherman and Donna M. Leatherman, both unmarried by deed from A. W. Johnson Co, LLC of record in Book 9682, Page 782, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **2929 Twin Lawn 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 GRANTEE, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 22nd day of December, 2005.

Mark H. Leatherman
Mark H. Leatherman
*MARK

Donna M. Leatherman
Donna M. Leatherman

STATE OF ~~TENNESSEE~~) west Virginia
COUNTY OF ~~Williamson~~) Doddridge

Before me, the undersigned, a Notary Public of said County and State, personally
*MARK appeared ~~XXXX~~ **H. Leatherman and Donna M. Leatherman**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **22nd** day of **December, 2005.**

Rebecca A. Lambert

Notary Public

OFFICIAL SEAL
NOTARY PUBLIC
STATE OF WEST VIRGINIA
REBECCA A. LAMBERT
RT. 1, BOX 98A2
HARRISVILLE, WV 26362
My Commission Expires June 8, 2010

My Commission Expires: June 8, 2010