Box 14-A
12564-29

Davidson County DEEDWARR
Recvd: 06/03/05 13:54 2 pg
Fees:13.00 Taxes:4199.50
[redacted]
20050603-0063493

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N. NASHVILLE, TN 37201
SP43096

WARRANTY DEED

RE-RECORD

Davidson County DEEDWARR
Recvd: 01/23/06 10:03 2 pgs
Fees:12.00 Taxes:0.00
20060123-0008188

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
~~$1,135,000.00~~ $1,105,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
27th DAY OF MAY, 2005.

Notary Public

JOHN T. COOK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

MY COMMISSION EXPIRES: 3/22/06

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
TURNBERRY HOMES, L.L.C. **210 Jamestown Park Drive, #102** **Brentwood, TN 37027**	**SAME**	**172-150 (10 Acres)** **6D 54308** **172-154 (10 Acres)** **6D 54309**

FOR AND IN 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 **I, DEBORAH GALLANT,** unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEYED TO **TURNBERRY HOMES, L.L.C.,** a Tennessee limited liability company HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED TO-WIT:**

TRACT I:

Land in Davidson County, Tennessee, being Tract No. 29 on the Plan of Holt Hills, Section 3, as of record in Book 5200, page 306, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said tract.

TRACT II:

Land in Davidson County, Tennessee, described according to a survey by Anderson-Delk & Associates, Surveyors, dated September 9, 1981, as follows:

Beginning at a point in the centerline of a private road known as Holt Hills Road and shown on the plat of Holt Hills Section Three as of record in Book 5200, page 306, Register's Office for Davidson County, Tennessee, said point being the southeasterly corner of Tract 29 of the said Holt Hills Section Three; thence with the centerline of Holt Hills Road south 2 degrees 02 minutes 41 seconds East a distance of 270.18 feet to a point; thence North 88 degrees 52 minutes 37 seconds West a distance of 647.36 feet t a point; thence North 3 degrees 58 minutes 30 seconds East a distance of 93.50 feet to a point; thence North 88 degrees 17 minutes 29 seconds West, a distance of 608.19 feet to a point; thence North 3 degrees 32 minutes 18 seconds East a distance of 421.25 feet to the southeasterly corner of Tract 29 of the said Holt Hills Section Three; thence with said Tract 29 South 77 degrees 26 minutes 25 seconds East a distance of 1262.54 feet to the point of beginning containing 10.00 acres, more or less.

Said two tracts being the same property conveyed to Ralph E. Gallant and wife, Deborah Gallant, by Warranty Deed dated September 14, 1981, from Holt Hills Development Co., Inc., of record in Book 5794, Page 256, Register's Office for Davidson County, Tennessee. Said interest is now vested in Deborah Gallant as surviving tenant by the entirety, the said Ralph E. Gallant having died August 24, 1992.

THIS INSTRUMENT IS BEING RE-RECORDED TO CORRECT THE SALES PRICE ABOVE. ALL OTHER MATTERS REMAIN UNCHANGED.

This property is unimproved known as Holt Hills Road, Nashville, Tennessee 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 27th day of May, 2005

Deborah Gallant

DEBORAH GALLANT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named DEBORAH GALLANT, Unmarried, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 27th day of May, 2005.

Alan L Saturn

NOTARY PUBLIC

My Commission Expires: 7/29/2006

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006