THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF DAVIDSON:
Mudter Morgan & Patterson **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** ~~**Record & Return To:**~~ **First Title & Escrow Co., Inc.** **FTEC File No. 24969-12-2005**	The actual consideration or value, whichever is greater, for this transfer is: $206,500.00. Affiant Subscribed and sworn to before me this 30th day of January, 2006. Notary Public My Commission Expires: 6-6-06

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Mary K. Jardine 706 Brent Glen Place Nashville, TN 37211	NEW OWNER	Map No.161.05-0B Parcel No. 019.00-CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mark A. Scrivner, married**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Mary K. Jardine** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 706 Brent Glen Place, Nashville, TN 37211

Alyce R. Scrivner, spouse of Mark A. Scrivner, joins in this conveyance solely to convey any marital interest she may have in subject property by virtue of her marriage to the said Mark A. Scrivner.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of January, 2006.

Mark A. Scrivner

Alyce R. Scrivner

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Mark A. Scrivner and Alyce R. Scrivner**, 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 30th day of January, 2006.

Notary Public

My Commission Expires:

GERALD G. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

Davidson County DEEDWARR
Recvd: 02/06/06 11:13 2 pgs
Fees:13.00 Taxes:764.05

20060206-0014436

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Revised Brentwood Glen, as of record in Plat Book 7900, page 189, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Mark A. Scrivner, an unmarried person by Deed dated February 24, 1999 from Lester E. Waide of record in Book 11358, page 938, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2006 City/County Taxes which have been prorated by the parties and assumed by the Grantee.
2. Declaration of Covenants, Conditions By-Laws and Restrictions for Brentwood Glen, of record in Book 7669, page 207, amended in Book 7798, page 996, Book 8092, page 322, amended and restated in Book 8176, page 227, consent to amend in Book 8255, page 887, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).
3. Amendment of Charter of Incorporation of Brentwood Glen Community Association of record in Instrument No. 20011022-0115092, Register's Office for Davidson County, Tennessee.
4. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 6255, page 875, Book 7382, page 773 and Book 7756, page 712, Register's Office for Davidson County, Tennessee.
5. Easement for transmission line of record in Book 1163, page 154, Book 2270, page 140, Book 2440, page 271, Book 2595, page 518, Register's Office for Davidson County, Tennessee.