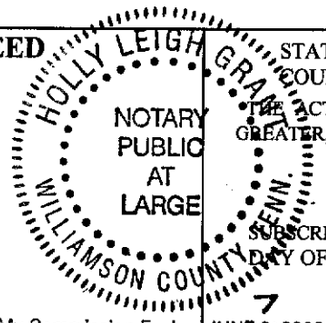
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $280,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF FEBRUARY, 2006.

Notary Public

My Commission Expires JUNE 8, 2008

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 02/13/06 10:35 2 pgs
Fees:13.00 Taxes:1036.00

20060213-0017048

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charla Steele	**CHARLA & JOHN STEELE**	Map 115-14
(NAME)	(NAME)	
417 Grayson Drive	**243 GREEN HARBOR RD.**	Parcel 7
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	**OLD HICKORY, TN 37138**	
(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, **DAVID R. BRIDGFORTH JR. AND WIFE, KIMBERLEY W. BRIDGFORTH**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHARLA STEELE AND HUSBAND, JOHN STEELE,** 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. 804 on the Plan of West Meade Farms, Inc., Section 9, of record in Plat Book 2331, page 78, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to David R. Bridgforth, Jr. and wife, Kimberley W. Bridgforth, by deed from James S. Higgins and wife, Candace P. Higgins, of record in Instrument #20011227-0142612, said Register's Office.

This conveyance is subject to (a) 2005 real property taxes which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 2331, page 78, said Register's Office; and (c) restrictive covenants of record in Book 2481, page 483, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 417 Grayson Drive, Nashville, Tennessee 37205

(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 hands this 10th day of February, 2006.

David R. Bridgforth Jr.

Kimberley W. Bridgforth

STATE OF ~~TENNESSEE~~ Mississippi
COUNTY OF DeSoto

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David R. Bridgforth Jr. and Kimberley W. Bridgforth, the bargainor, 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 and official seal at Olive Branch (City), ~~Tennessee~~ Mississippi this 10th day of February, 2006.

Commission expires:

MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES JUNE 18, 2009
BONDED THRU STEGALL NOTARY SERVICE

Christy M Colley
Notary Public

CHRISTY M. COLLEY, DESOTO COUNTY, MS
NOTARY PUBLIC