Davidson County DEEDWARR
Recvd: 02/22/06 11:26 2 pg
Fees:13.00 Taxes:741.11

20060222-0020675

WARRANTY DEED

G-KW-06-508

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,300.00

Affiant

Subscribed and sworn to before me, this 13th DAY OF February, 2006.

Notary Public

11may09
MY COMMISSION EXPIRES

(AFFIX SEAL)

EDWAYNE LANNOM STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathan J. Yetton	Realty Mortgage	
508 South 13th Street (ADDRESS)	7000 Executive Center Drive #200 (ADDRESS)	83-13-258.00
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DANA KEVIN WRIGHT, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NATHAN J. YETTON AND WIFE, JOY W. YETTON, hereinafter called the Grantee(s), their heirs and assigns, that 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. 73 IN PAYNE BLAKEMORE AND CUMMING'S PLAN OF NASHVILLE, TN OF RECORD IN PLAT BOOK 57, PAGE 70, REGISTER'S OFFICE FOR SAID COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO DANA KEVIN WRIGHT, UNMARRIED BY WARRANTY DEED FROM RAGSDALE & KELLY CONSTRUCTION, LLC, RECORDED ON THE 3TH DAY OF FEBRUARY, 2004 IN INSTRUMENT NO. 20040203-0013084, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 57, page 70, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 508 South 13th Street, Nashville, Tennessee 37206
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 13th day of February, 2006.

Dana Kevin Wright

EDWAYNE LANNOM STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Dana Kevin Wright, the within named bargainor, 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 the 13th day of February, 2006.

T. Dwayne Lannom
Notary Public

My Commission Expires:

(SEAL) 11 May 09



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903