PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
FROM UNVERIFIED INFORMATION FURNISHED BY THE PARTIES
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref: (PWJr/fs) File No: 46933
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 03/10/06 15:53 2 pgs
Fees:12.00 Taxes:0.00
20060310-0028307

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Stephen Port 8008 East Chase Court Nashville, Tennessee 37221	SAME

TAX MAP-PARCEL NUMBERS: 102-04-116

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good or valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Georgia Port,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Stephen Port,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 1110 on the Plan of Charlotte Park, Section 19, of record in Book 3600, Page 83, Register's Office for said County.

Said Lot No. 1110 fronts 85.00 feet on the northwesterly margin of Thunderbird Drive and extends back 137.70 feet on the northerly line and 152.0 feet on the southerly line to a dead line in the rear, measuring 70.0 feet thereon.

Being the same property conveyed to Stephen Port and spouse, Georgia Port, by deed from Kinh Due Tran and spouse, Cu T. Pham, by deed of record as instrument No. 20020419-0048826, said Register's Office.

This is improved property, known as: 6456 Thunderbird Drive, Nashville, Tennessee 37209

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF on March 7, 2006.

Georgia Port
Georgia Port

State of Tennessee
County of Davidson

On March 7, 2006, before me the undersigned authority, personally appeared Georgia Port, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 27, 2007

Notary Public

My Commission Expires: _____

State of Tennessee
County of Davidson

AFFIDAVIT

This conveyance is executed pursuant to a property settlement in the dissolution of a marriage, and is exempt from the transfer tax pursuant to *Tennessee Code Annotated*, Sec. 67-4-409(a)(3)(E).

Affiant

Sworn and subscribed before me on March 7, 2006.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 27, 2007