BOX 10-A

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON
RETURN TO: PREMIER ESCROW, LLC 4301 HILLSBORO ROAD, STE 300 NASHVILLE, TN 37215	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,270.00 Amy Adams Gordon Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10TH DAY OF MARCH, 2006. Christine L. Plant Notary Public MY COMMISSION EXPIRES: 8-9-09 (AFFIX SEAL)

CHRISTINE L. PLANT NOTARY PUBLIC SUMNER COUNTY, TENN. TENNESSEE

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
Phil Plant and Susie Plant	New Owner	
(NAME)	(NAME)	
408 Huntington Ridge Drive		161-11A-66
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(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, **ALEX MCGREGOR AND WIFE, JUNE MCGREGOR**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PHIL PLANT AND WIFE, SUSIE PLANT,** 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 Unit No. 66 on the Plan of Huntington Ridge Townhomes, of record in Book 4675, page 9, Register's Office for said County, to which reference is here made for a more complete and accurate description of said lot.

Being the same property conveyed to Joan Clarke by deed from Beverly R. Hosse, unmarried, of record in Book 8903, page 463, Register's Office for Davidson County, Tennessee. The said Joan Clarke having since died and by her Will of record as Image No. 5997/2051942, Probate Court Clerk's Office for Davidson County, Tennessee, devised the subject property to Alex McGregor and June McGregor.

Davidson County DEEDWARR
Recvd: 03/15/06 11:03 2 pgs
Fees:13.00 Taxes:326.60



20060315-0029764

unimproved ☐

This is improved ☒ property, known as 408 Huntington Ridge Drive, Nashville, TN 37211

(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 March, 2006.

Alex McGregor

By: Joyce C. Garman AIF
Joyce C. Garman, Attorney in Fact

June McGregor

By: Joyce C. Garman AIF
Joyce C. Garman, Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOYCE C. GARMAN,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Attorney-in-fact for Alex McGregor and June McGregor**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 13th day of March, 2006.

Amy Adams Cowan
Notary Public

My Commission Expires: 