Return To; Grissim Title & Escrow, LLC
2309 Crestmoor Road Ste 300
Nashville, TN 37215

# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/04/06 11:32 2 pgs
Fees:13.00 Taxes:578.68

20060404-0038270

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 156,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of March, 2006

Notary Public: [illegible]

MY COMMISSION EXPIRES: ~~01/24/09~~
(AFFIX SEAL)

JEFFREY M. GRISSIM
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My Commission Expires JAN. 24, 2009

**THIS INSTRUMENT WAS PREPARED BY:**
Richard A. Northcutt, Metropolitan Escrow, Inc., 7000 Executive Center Dr., Ste. 110, Brentwood, TN 37027

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP - PARCEL NUMBERS: |
|---|---|---|
| William S. Huff | Wells Fargo Bank | Map 150 |
| 3016 Brantley Drive | Real Estate Tax Service<br>1 Home Campus | Group 6 |
| Antioch, TN 37013 | Des Moines, IA 50328-0001 | Parcel 235 |

FOR AND IN 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

**Patricia A. Tozer f/k/a Patricia A. Mullican f/k/a Patricia A. Ehlman and husband, John C. Tozer**

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
**William S. Huff**
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. 2 on the Plan of Percy Priest Meadows Addition, Section One, of record in Plat Book 6900, Page 513, Register's Office for said County, to which reference is made for a more complete dscription.

BEING the same property conveyed to Patricia A. Millican by deed from Commercial Federal Mortgage Corporation, of record in Book 8471, page 474, dated October 18, 1991,Register's Office for said County.

**Patricia A. Mullican being one and the same as Patricia A. Millican.**

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved ( X ) property, known as 3016 Brantley Drive, Antioch, TN 37013

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 my hand this 16th day of March, 2006.

Patricia A. Tozer

John C. Tozer

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patricia A. Tozier and John Tozer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 15th day of March, 2006.

My Commission Expires: 01/24/09

Notary Public

