Davidson County DEEDWARR
Recvd: 04/04/06 11:40 2 pgs
Fees:13.00 Taxes:1202.50
20060404-0038302

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $325,000.00 .

Affiant

Subscribed and sworn to before me this 30th day of March, 2006.

Notary Public
My Commission Expires 01/26/08

LEE E. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

06-0148

Address of New Owner:	Send Tax Bills to:	Tax Information:
William Abbott Kemp	New Owner	131-03-0-A
4400 Belmont Park Terrace, #110		110.00 CO
Nashville, TN 37215		

WARRANTY DEED

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 **Mary Emily Street Caneer and Jane Barton Street Gibbons and John Anthony Street, Jr. and Ellen Graham Street Murphree and Lillian Parke Street Johnson, devisees under the Last Will and Testament of Mary Jane Barton Street, of record in Instrument No. 6227-2165574, Probate Clerk's Office for Davidson County, Tennessee**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **William Abbott Kemp, married**, hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Building Site 110 on the Plan of Arden Place, (MacBeth Court), Section One, of record in Book 4675, Page 29, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jane B. Street, a 77.3% interest and Jane Street Gibbons, a 22.7% interest by deed from Ellen Collins Hamilton, a/k/a Ellen Collins Hurley of record in Book 11023, Page 73, Register's Office for said County. Jane B. Street conveyed her interest to Jane Street Gibbons by Quitclaim Deed of record in Book 11758, Page 326, said Register's Office. Jane B. Street a/k/a Mary Jane Barton Street died January 6, 2006, testate and devised said property to Mary Emily Street Caneer and Jane Barton Street Gibbons and John Anthony Street, Jr. and Ellen Graham Street Murphree and Lillian Parke Street Johnson by Last Will and Testament of record in Instrument No. 6227-2165574, Probate Clerk's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **4400 Belmont Park Terrace, #110, Nashville, TN 37215.**

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

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 30th day of March, 2006.

Mary Emily Street Caneer

Jane Barton Street Gibbons

John Anthony Street, Jr.

Ellen Graham Street Murphree

Lillian Parke Street Johnson

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 **Mary Emily Street Caneer and Jane Barton Street Gibbons and John Anthony Street, Jr. and Ellen Graham Street Murphree and Lillian Parke Street Johnson**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 30th day of March, 2006.

Notary Public

My Commission Expires: 01/26/08

