# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/12/06 14:46 2 pgs
Fees:13.00 Taxes:433.64

20060412-0042194

SANDY BALENT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 117,200.00

Jonathan A. Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
11th DAY OF April 2006

Sandy Balent
Notary Public

MY COMMISSION EXPIRES MY COMMISSION EXPIRES 1/23/2010
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Jonathan A. Harris (NAME) | ~~Reliance Bank~~ Same as New Owner (NAME) | MAP 44-15 |
| 110 Mt. Vernon Drive ~~906 Clarke Street~~ (ADDRESS) | ~~1724 Gallatin Pike Bypass Suite 400~~ (ADDRESS) | PARCEL 217 |
| Old Hickory, TN 37138 (CITY) (STATE) (ZIP) | ~~Brentwood, TN 37027~~ (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, Perry Sanborn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan A. Harris

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. 213 on the Plan of Village of Old Hickory, Section A, of record in Plat Book 1424, Page 68, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Perry Sanborn, an unmarried woman by Warranty Deed dated January 21, 2004 from Tracie L. Todd and husband, Dorris D. Todd, Jr. of record in Instrument No. 20040126-~~0000781~~ 0009891, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: TAXES FOR THE YEAR 2006 AND SUBSEQUENT YEARS THEREAFTER; SUBJECT TO THE PLAN OF VILLAGE OF OLD HICKORY, SECTION A, OF RECORD IN PLAT BOOK 1424, PAGE 68, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WHICH SHOWS AN OWNER'S CERTIFICATE, CERTAIN NOTES, EASEMENTS AND BUILDING SETBACK LINES, IF ANY, AS MAY BE SET FORTH THEREIN.

unimproved ( )
This is improved ( X) property, known as 906 Clarke Street, Old Hickory, TN 37138
(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 my hand this 11th day of April 2006

Perry Sanborn
Perry Sanborn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Perry Sanborn

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 11th day of April, 2006.

Commission expires MY COMMISSION EXPIRES 1/23/2010

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public