Davidson County DEEDWARR
Recvd: 05/02/06 08:25 2 pgs
Fees:13.00 Taxes:1054.50
20060502-0050090

THIS INSTRUMENT PREPARED BY:
Hugh W. Entrekin
MOORELAND TITLE COMPANY, LLC
315 Deaderick Street
AmSouth Center
Suite 1710
Nashville, Tennessee 37238
(615) 782-0098

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $285,000.00

AFFIANT

Subscribed and sworn to before me, this 28th day of April, 2006.

NOTARY PUBLIC

My Commission Expires: Nov. 14, 2009

ANNE D. WELTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owners as Follows: **Send Tax Bills To:** **Map-Parcel Number:**

Sharon A. Huff
Daniel L. Huff
1909 Wildwood Ave.
Nashville, Tennessee 37212

SAME

117-4-206.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Harley B. Bryant, III, unmarried ("Grantor") does hereby bargain, sell, transfer and convey unto **Sharon A. Huff and husband, Daniel L. Huff** ("Grantees") their heirs and assigns, all of his right, title and interest in and to certain property located in Davidson County, Tennessee and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 5, Block "B" on the Plan of Belmont Terrace Annex No. 3, as of record in Plat Book 1130, page 24, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Harley B. Bryant, III, by deed of record in Instrument No. 20040301-0023075, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to **Sharon A. Huff and husband, Daniel L. Huff**, their heirs and assigns, forever.

AND **Harley B. Bryant, III** does hereby covenant with **Sharon A. Huff and husband, Daniel L. Huff**, that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and that the same is unencumbered, except as otherwise provided herein.

AND **Harley B. Bryant, III** does further covenant and bind himself, his heirs and assigns to warrant and forever defend the title to said land to **Sharon A. Huff and husband, Daniel L. Huff,** their heirs and assigns against the lawful claims of all persons whomsoever.

This is ( ) unimproved (X) improved property known as: 1909 Wildwood Ave., Nashville, TN 37212.

IN WITNESS WHEREOF, this Warranty Deed has been executed this 28th day of April, 2006.

Harley B. Bryant, III

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, Anne D. Welton, a Notary Public of the State and County aforesaid, personally appeared Harley B. Bryant, III, with whom I am personally acquainted, and who upon oath, acknowledged himself to be the within named bargainor, and that he as such executed the foregoing instrument for the purpose therein contained, by signing his name.

Witness my hand, at Nashville, Tennessee, this 28th day of April, 2006.

NOTARY PUBLIC

MY COMMISSION EXPIRES: Nov. 14, 2009

ANNE D. WELTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

This conveyance is subject to the following matters:

Permitted Encumbrances

1. County Taxes for 2006 and subsequent years.
2. All matters shown on the plat of record in Book 1130, page 24, Register's Office for Davidson County, Tennessee.