Return to
John V Masserano
105 S. Rowlett
Collierville, TN 38017

Prepared by:

Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF Tennessee

COUNTY OF Shelby

The actual consideration or value, whichever is greater, for this transfer is $125,500.00

Affiant

Subscribed and sworn to before me, this 11 **day of May, 2006.**

Notary Public
My commission expires: 7-28-09

Sandra D. Joyner
State of Tennessee Notary Public
Shelby County

Davidson County DEEDWARR
Recvd: 05/22/06 08:48 2 pgs
Fees:13.00 Taxes:464.35
20060522-0059467

02-0604-44782

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Don W Henley Et al 596 Flintlock Court Nashville TN 37217	Jacob H. Henley 596 Flintlock Court Nashville, TN 37217	135-16-0-B-097.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, James S. Nease and Julie Kathryn Nease, husband and wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Don W Henley and Rebecca Henley, husband and wife, and Jacob H Henley, * hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit: *as joint tenants with the right of survivorship and not as tenants in common

Land in Davidson County, Tennessee, being Unit No. 97, on the Plan of Woodridge at Nashboro Village, Tract II, a Horizontal Property Regime Private Element Plat, of record in Instrument No. 20021120-0143949, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Beazer Homes Corp., dba Phillips Builders, a Tennessee corporation by deed from WDN Properties, Ltd., dated May 5, 2002, of record in Instrument No. 20020507-0056330, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to James S. Nease and Julie Kathryn Nease, husband and wife by deed from Beazer Homes Corp., dba Phillips Builders, a Tennessee corporation, dated August 8, 2004, of record in Instrument No. 20040818-0099584, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 596 Flintlock Court, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 8th day of May, 2006.

James S. Nease

Julie Kathryn Nease

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF ~~WILLIAMSON~~ Cherokee

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, James S. Nease and Julie Kathryn Nease, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Marietta, Georgia this 9th day of May, 2006.

State of Georgia

My Commission expires

