Box 50-B

Davidson County DEEDWARR
Recvd: 05/26/06 14:26 2 pgs
Fees:13.00 Taxes:1711.25
20060526-0062448

KIMBERLY R. DOUGHER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$462,500.00.**

Affiant

Subscribed and sworn to before me, this the 24th day of May, 2006.

Notary Public

My commission expires: 1/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Patsy A. Bruce	Fifth Third Mortgage Co	**113 193.00**
1300 Division St, Ste 301	P. O. Box 170	
Nashville, TN 37203	Cincinnati, OH 45263	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

French J. Damewood, III and wife, Sandra Damewood, as legal tenants in common

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

Patsy A. Bruce

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 Tract 4 of an unrecorded plat, beginning at an iron fence post at the southwesterly most corner of the Hilda Prescott property of record in Book 8396, page 757, Register's Office for Davidson County, Tennessee, and being the southwesterly most corner of said tract and being the northwesterly most corner of the Lloyd Holden property of record in book 5232, page 105, said Register's Office; said corner lying in the easterly property line of the Owsley Creek property of record in Book 6784, page 534, said Register's Office; thence along the Holden northerly property line South 81 degrees 52 minutes 20 seconds East 333.76 feet to an iron pin; thence South 59 degrees 32 minutes 52 seconds east 399.70 feet to an iron pin; thence North 17 degrees 25 minutes 29 seconds West 552.05 feet to an iron pin in the center of a gravel road; thence North 77 degrees 43 minutes 17 seconds West 471.58 feet to an iron pin in concrete; thence South 5 degrees 38 minutes 17 seconds West 163.08 feet to an iron pin; thence South 8 degrees 41 minutes 17 seconds West 217.46 feet to the beginning, containing 5.06 acres.

INCLUDED with this property is a 50 foot common easement for ingress and egress and utility and drainage purposes being more particularly described in Grant of Easement of record in Book 8668, page 869, and in Deed of record in Book 8668, page 875, Register's Office for Davidson County, Tennessee.

Being all of the same property conveyed to French J. Damewood, III and wife, Sandra Damewood by deed from Michael Baker of record in Book 8789, Page 38, Register's Office for Davidson County, Tennessee. The said French J. Damewood, III and Sandra Damewood having quitclaimed to French J. Damewood, III and wife; Sandra Damewood, as legal tenants in common of record in Instrument No. 20051021-0127403, said Register's Office.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved (x____) Unimproved (____) property, known as **6134 Firetower Road, Nashville, TN 37221**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 24th day of May, 2006.

French J. Damewood, III

Sandra Damewood By French J. Damewood her attorney in fact

POWER OF ATTORNEY
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned Notary Public of said County and State, personally appeared **French J. Damewood, III,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath did acknowledge to be the Attorney-in-fact for **Sandra Damewood, III,** the within bargainor(s), and that as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **Sandra Damewood**, the within named bargainor(s) by the said **French J. Damewood, III** as such Attorney-in-Fact.

Witness my hand and official seal, at office at Brentwood, Tennessee on this 24th day of May, 2006.

Notary Public

My Commission Expires: 1-26-2008

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY