THIS INSTRUMENT PREPARED BY:
Baldwin Land Title, PLLC
51 Century Boulevard, Suite 308
Nashville, TN 37214

SEND TAX BILLS TO:
New South Federal Savings Bank
210 Automation Way
Birmingham, AL 35210

MAP PARCEL NUMBERS
Map & Parcel No. 50.02-O-25.00

Davidson County DEEDWARR
Recvd: 06/13/06 13:25 2 pgs
Fees:13.00 Taxes:345.95
20060613-0070276

WARRANTY DEED

THIS INDENTURE, made and entered into this 31st day of May, **2006**, by and between **Mark A. Wright and Belinda R. Wright, husband and wife**, party of the first part, and **Travis L. Martin** unmarried, party of the second part,

WITNESSETH: That for and in consideration of **$93,500.00** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville County of Davidson, State of Tennessee:

A certain tract or parcel of land in Davidson County, Tennessee, being further described as follows, to-wit:

Being Lot No. 25 on the Plan of Section 1, Willow Creek, of record in Plat Book 5200, Page 629, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Mark A. Wright and Belinda R. Wright, as Tenants by the Entirety from Robert L. Wright and Mark A. Wright by Quit Claim Deed, dated 7-7-03, and recorded 7-8-03 in Instrument No. 20030708-0093596, Register's Office for Davidson County, Tennessee.

This improved property is also known as: 3700 Willow Creek Rd., Nashville, Tennessee 37207. This property is also known as: 1924 and 1926 Westchester Drive, Nashville, TN 37207.

THIS CONVEYANCE IS SUBJECT TO taxes for the current year which have been prorated and assumed by the Grantee(s); any and all matters appearing of record in Plat Book 5200, Page 629; and any and all zoning regulations, setback lines, building restrictions, easements, charters, by-laws, master deeds, right of ways, etc. all of record in the Register's Office for said County, Tennessee.

The above legal description is identical to the one in the previous deed of record.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Mark A. Wright

Belinda R. Wright

STATE OF TENNESSEE, COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Mark A. Wright and Belinda R. Wright, husband and wife** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 31st day of May, 2006.

My commission expires 2/27/10

Christy D. Landrum
Notary Public

CHRISTY D. LANDRUM STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$93,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Christy D. Landrum
NOTARY PUBLIC

My commission expires: 2/27/10

Affiant

CHRISTY D. LANDRUM STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

Subscribed and sworn to before me this 31st day of May, 2006.

Affiant

PROPERTY ADDRESS:
3700 Willow Creek Road
Nashville, TN 37207

Name and address of new owner:
Travis L. Martin
3700 Willow Creek Road
Nashville, TN 37207