WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/29/06 09:43 2 pgs
Fees:13.00 Taxes:462.50
20060629-0077802

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS,
$125,000.00.

Affiant

Subscribed and sworn to before me this 23 day of June, 2006.

Notary Public
My Commission expires: 11-14-09
(Affix Seal)

DAPHNE M. DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Howard E. Hughes	SAME	074-08-0-166.00
152 Bonnafield Drive		
Hermitage, TN 37076		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Stephen Fouche**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Howard E. Hughes and wife, Beverly Hughes, and Gladys Simpson,** their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 903 on the plan of Hermitage Hills, Section VIII, of record in Book 3600, page 24, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Stephen Fouche, by deed from Barbara S. Palmer, unmarried, on August 27, 2001, of record in Instrument Number 20010828-0093107, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Taxes and assessments for the year 2006 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 074-08-0-166.00.
- Subject to all matters as shown on the Plan of record in Book 3600, page 24, Register's Office Davidson County, Tennessee.

This is improved property known as: **152 Bonnafield Drive, Hermitage, TN 37076**

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 GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE 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.

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 our hands this June 23, 2006.

Stephen Fouche

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Stephen Fouche** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this June 23, 2006

My commission expires 11-14-09

Daphne M. Davis
Notary Public

