Davidson County DEEDWARR
Recvd: 07/12/06 11:57 2 pgs
Fees:13.00 Taxes:943.50
20060712-0083807

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
315 Deaderick Street, Suite 1100
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $255,000.00.

Adolfina M. Polk
Affiant

Subscribed and sworn to before me, this 12th day of July, 2006.

Notary Public

My Commission Expires:

GEORGE V. CRAWFORD, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

Address New Owner As Follows:
Melvin S. Polk, Jr., and wife,
Adolfina M. Polk
4718 Nolensville Road
Nashville, TN 37211

Send Tax Bills To:

SAME

Map-Parcel Number:
147-12-091.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **DONALD CLARKE PROFESSIONAL CORPORATION,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MELVIN S. POLK, JR., AND WIFE, ADOLFINA M. POLK**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Map of Tom C. Lamb Subdivision, Section 4, of record in Book 4675, page 151, Register's Office for Davidson County, Tennessee.'

Said Lot No. 13 front 46.56 feet on the easterly side of Nolensville Road and extends back between lines 155.13 feet on the north line and 152.02 feet on the southerly line to a dead line in the rear on which it measures 46.74 feet.

Being the same property conveyed to Dr. Donald G. Clarke and/or Dora Clarke by deed from Tom C. Lamb of record in Book 4891, page 63, Register's Office for Davidson County, Tennessee. By quitclaim deed of record in Book 5066, page 309, Register's Office for said County, Donald G. Clarke and wife, Dora Clarke conveyed all right, title and interest in subject property to Donald Clarke Professional Corporation.

This conveyance is made subject to:

1. 2006 taxes, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Restrictive covenants of record in Book 4891, page 63, Register's Office for Davidson County, Tennessee and re-recorded at Book 4891 page 797, Register's Office for said County.

3. Matters shown on the Plan of record in Book 4675, page 151, Register's Office for said County.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 4718 Nolensville Road, Nashville, TN 37211.

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 and assigns, forever; and it covenants with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 12th day of July, 2006.

DONALD CLARKE PROFESSIONAL CORPORATION

By: Dora Clarke, Secretary
Dora Clarke, Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DORA CLARKE**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Secretary**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 11th day of July, 2006.

GEORGE W. CRAWFORD, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires JULY 21, 2007

Notary Public

My Commission Expires: _____

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