WARRANTY DEED	State of Tennessee County of DAVIDSON The actual consideration or value, whichever is greater, for this transfer is **$127,943.00.** Affiant Subscribed and sworn to before me, this the 21st day of August, 2006. Notary Public My commission expires: 10/10/09 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Jeremy Kelton	**SAME**	10306008100
5518 Meadowcrest Lane	908 Crewthers Ave	
Nashville, TN 37209	Nashville TN 37204	

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

Roberta C. Holman, as surviving tenant

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

Jeremy Kelton

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:

Being Lot No. 51 on the Plan of Section I Richland Meadows, as of record in Book 2083, page 40, Register's Office, Davidson County, Tennessee, to which Plan reference is here made for a more complete legal description.

This conveyance is subject to any and all existing easements of record.

Being the same property conveyed to John Elliott Holman and wife, Roberta C. Holman, by Deed from James G. Ozment, Jr. and wife, Virginia P. Ozment, dated 06/27/85, of record in Book 6616, page 595, Register's Office for Davidson County, TN.

The said John Holman Sr. having since deceased on 12/28/05 leaving Roberta C. Holman as surviving tenant. Death Certificate recorded in Instrument No. 200601310011634.

This is improved (__X__) Unimproved (____) property, known as **5518 Meadowcrest Lane, Nashville, TN 37209**

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 that we are 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 convenant and bind ourselves, our heirs and representatives, 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 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 **21st** day of **August, 2006.**

Roberta C. Holman
Roberta C. Holman

Davidson County DEEDWARR
Recvd: 08/22/06 11:37 2 pgs
Fees:13.00 Taxes:473.39
20060822-0103360

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Roberta C. Holman,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **21st** day of **August, 2006.**

Notary Public

My Commission Expires:

