Record & Return to
Watauga Title Company

# WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,599.00

X James Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of September, 2006

Notary Public:

MY COMMISSION EXPIRES:
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY:**
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP - PARCEL NUMBERS: |
|---|---|---|
| Michael Slocum | NEW OWNER | Map 086 |
| ~~387 Luna Court~~ P.O. Box 178225 | | Group 10 |
| ~~Brentwood, TN 37027~~ Nashville, TN 37217 | | Parcel 14 |

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

**James Brown and wife, Chenera Brown**

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
**Michael Slocum, married and James Thorpe, married and David Childers, married, tenants in common,**
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. 45, on the Plan of Chapelwood, Section Two, of record in Plat Book 5200, Page 83, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to James Brown by deed from Danny L. Denson and wife, Janice O. Denson of record in Instrument 20030806-0111744, Register's Office for said County.

This conveyance is subject to Restrictions of record in Book 5333, Page 315, and Book 6234, Page 193, said Register's Office.

This conveyance is made subject to: (1) 2006 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 5200, Page 83, said Register's Office.

The said Chenera Brown joins in this conveyance to convey any and all marital interest she may have in said property.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved ( X ) property, known as 3608 Quail Drive, Hermitage, TN 37076

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 we do covenant with 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 is 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 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 hand this 11th day of September, 2006.

James Brown
James Brown

Chenera Brown
Chenera Brown

Davidson County DEEDWARR
Recvd: 09/15/06 09:40 2 pgs
Fees:13.00 Taxes:401.82

20060915-0114419

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Brown and wife, Chenera Brown, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 11th day of September, 2006.

My Commission Expires: 01/27/07

Notary Public

ZANA C. PETTY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.