Davidson County DEEDWARR
Recvd: 09/25/06 12:48 2 pgs
Fees:13.00 Taxes:443.63

20060925-0118525

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,900.00

Affiant

Subscribed and sworn to before me, this 22nd day of September, 2006

Notary Public

MY COMMISSION EXPIRES: 9/19/09
(AFFIX SEAL)

JENNIFER S. DUNLAP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy E. Melton	AmSouth Bank	109-05-B-806.00CO
(NAME)	(NAME)	(MAP)
3535 Bell Road #806	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37214	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Natalie N. Hunt, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **Jimmy E. Melton and wife, Lisa D. Melton**, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Certain property in Davidson County, TN, described as Unit No. 806 of Williams Bend Townhomes, a Horizontal Property Regime located on Bell Road, in Nashville, TN, together with Easements as shown on the plat of Williams Bend Townhomes as Exhibit C to the Declaration of Covenants, Conditions and Restriction of record in Instrument No. 20021216-0154761 as supplemented in Instrument No. 20030529-0072377 and Instrument No. 20030930-0144058, said Register's Office, and described in a Declaration of Covenants, Conditions & Restrictions as recorded in Instrument No. 20021216-0154761 as supplemented in Instrument No. 20030529-0072377 and Instrument No. 20030930-0144058, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Williams Bend Townhomes, contained in the Declaration of Covenants, Conditions & Restrictions recorded in Instrument No. 20021216-0154761 as supplemented in Instrument No. 20030529-0072377 and Instrument No. 20030930-0144058, said Register's Office, and By-Laws appended thereto, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.

Being the same property conveyed to Natalie N. Hunt by deed from 70 South Associates, LLC, a Tennessee limited liability company, dated December 6, 2004, of record in Instrument No. 20041207-0145528, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 3535 Bell Road #806, Nashville, Tennessee 37214

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.

N.H.

Witness my/our hand(s) this 22nd day of September, 2006.

Natalie N. Hunt

Natalie N. Hunt

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Natalie N. Hunt; with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 22nd day of September, 2006.

Jennifer S. Dunlap

Notary Public

My Commission Expires: 9/19/09

JENNIFER S. DUNLAP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY