THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 25810-08-2006**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $482,000.00. Susan C. Belew Affiant Subscribed and sworn to before me this 29th day of September, 2006. Notary Public My Commission Expires: 3/20/2010 DEBORAH H. BERRIE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TN

WARRANTY DEED

Address New Owner: S. Brad Dozier et ux 722 Farrell Road Nashville, TN 37220	**Send Tax Bills To:** NEW OWNERS	**Tax Information:** Map No.146.06-0 Parcel No. 025.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **David R. McAdams and wife, Roxie T. McAdams**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to S. Brad Dozier and spouse,* ("Grantee"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

* Jennifer F. Dozier

This is improved property located at 722 Farrell Rd. , Nashville, TN 37220

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 29th day of September, 2006.

David R. McAdams

Roxie T. McAdams

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **David R. McAdams and Roxie T. McAdams**, 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, at office, this 29th day of September, 2006.

Notary Public

My Commission Expires:

MICHAEL MORGAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Michael Morgan
My Commission Expires
July 25, 2009
STATE OF TENNESSEE

Davidson County DEEDWARR
Recvd: 10/04/06 14:39 2 pgs
Fees:13.00 Taxes:1783.40

20061004-0123321

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Fesseyland as of record in Plat Book 2854, page 99, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to David R. McAdams and wife, Roxie T. McAdams by deed dated 11/05/97 from Jean Stanfill of record in Book 10679, page 199, Register's Office for Davidson County, Tennessee

This conveyance is made subject to:

1. 2006 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 7883, page 271, Register's Office for Davidson County, Tennessee.
3. All matters appearing on the Plan of record as Book 2854, page 99, Register's Office for Davidson County, Tennessee.