WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/09/06 10:47 2 pg
Fees:13.00 Taxes:1225.63
20061009-0125030

PATRICIA NICHOLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

State of Tennessee)
County of Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $331,250.00.

Nicole Smuette
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 6th day of October, 2006

Patricia Nichols
Notary Public

My Commission Expires: 1/24/09 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Weiss & Weiss, Attorneys at Law, 761 Old Hickory Blvd., Suite 301, Brentwood, TN 37027

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
AMY WOOD AND HUSBAND, JONATHON WOOD		141-15-O-D
(NAME) 8021 Claytie Circle	(NAME) American Home Mortgage	88.00CO
(ADDRESS) Nashville, TN 37221	(ADDRESS) 538 Broadhollow Road	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP) Melville, NY 11747	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **CLAUD E. WESTBROOK III AND WIFE, TERRI W. WESTBROOK**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **AMY WOOD AND HUSBAND, JONATHON WOOD**, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee being Lot No. 88 on the Plan of Resubdivision of Lot 88 and 89, Sheffield on the Harpeth, Phase II of record in Book 6900, Page 976, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

SAID Lot No. 88 fronts 93.50 feet on the broken westerly margin of Claytie Circle and extends back 138.86 feet on the southerly line and 141.26 feet on the northerly line to a broken line in the rear, measuring 78.57 feet thereon.

BEING the same property conveyed to CLAUD E. WESTBROOK, III AND WIFE, TERRI W. WESTBROOK by Deed from G. SCOTT GOYER AND SPOUSE DEVON JAYE GOYER of record in Book 10385, Page 35, Register's Office for Davidson County, Tennessee.

~~10385~~

THIS conveyance is subject to Declaration of Covenants, Conditions, and Restrictions, of Sheffield on the Harpeth, of record in Book 6925, Page 900; Book 7145, Page 954; Book 8505, Page 598; Book 8747, Page 97; and Book 9313, Page 806, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS instrument is being executed in behalf of **CLAUD E. WESTBROOK, III AND WIFE, TERRY W. WESTBROOK** pursuant to a Power of Attorney executed by same on the 29th day of August, 2006, and being filed for record in Instrument No. 20061009-0125029, and being recorded simultaneously herewith.

THE SAID CLAUD E. WESTBROOK, III A/K/A CLAUD E. WESTBROOK

BEING unimproved
Improved property known as: 8021 Claytie Circle, Nashville, TN, 37221.

(House Number) (Street) (City or Town) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors 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 successors 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 WHEREOF, hands, this 6th day of October, 2006

CLAUD E. WESTBROOK, III

Claud E. Westbrook, III

BY: by Glen Heard, Attorney in Fact
GLEN HEARD, ATTORNEY-IN-FACT

TERRY W. WESTBROOK

Terry W. Westbrook,

BY: by Glen Heard Attorney in Fact
GLEN HEARD, ATTORNEY-IN-FACT

STATE OF Tennessee
COUNTY OF Davidson

On this 6th day of October, 2006, before me personally appeared GLEN HEARD, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of CLAUD E. WESTBROOK, III AND WIFE TERRY W. WESTBROOK, and acknowledged that he executed the same as the free act and deed of the said Claud E. Westbrook, III and wife, Terry W. Westbrook.

Witness my hand and official seal at Brentwood, Tennessee, this 6th day of October, 2006.

My Commission Expires: ~~03/31/07~~ 5-24-08

Susan B. Evans
Notary Public

