WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$71,000.00**

Affiant

Subscribed and sworn to before me, this the 17th day of November, 2006.

Notary Public

My commission expires: **MY COMMISSION EXPIRES: July 24, 2010**

(AFFIX SEAL)

AMY GERWIG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Deborah Farnell, Southeast Professional Title, LLC
2699 Lee Road, Suite 120 , Winter Park, FL 32789

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Anthony Desoto	**New Owner**	**082 08 0 216.00**
2119 Lady Clare Walk		
Manteca, CA 95336		

Davidson County DEEDWARR
Recvd: 12/05/06 10:48 2 pgs
Fees:13.00 Taxes:262.70
20061205-0149881

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

Jon C. Clouse and Harriet C. Van Pelt, husband and wife

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

Anthony A. Desoto and Michelle A. Desoto, husband and wife

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:

LAND in Davidson County, Tennessee, being Lot No. 24, on the Plan of Leek's Subdivision of Arthur Tract, as shown on plat of record in Plat Book 547, page 54, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jon C. Clouse and Harriet C. Van Pelt, husband and wife, by Deed of record in Book 10939, Page 297 recorded 5/20/1998, Register's Office for Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **405 Myrtle Street, Nashville, TN 37207**

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 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/our hand(s) this **17th** day of **November, 2006.**

Jon C. Clouse

Harriet C. Van Pelt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Jon C. Clouse and Harriet C. Van Pelt, husband and wife & Jon C. Clouse and Harriet C. Van Pelt, husband and wife,** 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 **17th** day of **November, 2006.**

Notary Public

My Commission Expires: **MY COMMISSION EXPIRES: July 24, 2010**

AMY GERWIG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY