File Box 30

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/15/06 14:28 2 pgs
Fees:13.00 Taxes:999.00
20061215-0154948

JENNIFER MARIE CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $270,000.00.

Affiant

Subscribed and sworn to before me, this the 8th day of December, 2006.

Jennifer Marie Crowell
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires April 19, 2010

Notary Public

My commission expires: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
John Vick and wife, Rose Vick	**"New Owners"**	**105-14-106**
2202 Grantland Avenue		
Nashville, TN 37204		

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, I,

Susan E. Perlman, unmarried

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

John Vick and wife, Rose Vick

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. 2 on Block 11, on the Plan of Yarbroughs Subdivision of Woodland, as of record in Book 161, Page 87, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed Susan E. Perlman, unmarried, by Warranty Deed from Michael P. Hammond, Co-Trustee and Carol A. Hammond, Co-Trustee of the Hammond Joint Revocable Living Trust Agreement U/A/D October 3, 1996, of record in Instrument No. 20010418-0038297, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been paid by the Grantor herein.

THIS instrument is being executed in behalf of Susan E. Perlman, pursuant to a Power of Attorney executed by same on the 29th day of November, 2006, of record in Instrument No. 20061215 0154947, Register's Office for Davidson County, Tennessee.

This is Improved (X) unimproved (____) property, known as: **2202 Grantland Avenue, Nashville, TN 37204**

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 hands this **8th** day of **December, 2006.**

Susan E. Perlman

Susan E. Perlman
By: Jennifer Johnson, Attorney-in-fact

by: Jennifer Johnson, Atty in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named Jennifer Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney-In-Fact for Susan E. Perlman, and that she as such Attorney-In-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said Susan E. Perlman for the purpose therein contained, by signing the name of Susan E. Perlman by herself as Attorney-In-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of December, **2006.**

Donor Bann

Notary Public

DONOR BANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 9-25-18