Davidson County DEEDWARR
Recvd: 01/02/07 14:16 3 pgs
Fees:18.00 Taxes:8140.00
20070102-0000541

Box 44

THIS INSTRUMENT PREPARED BY:
Wesley D. Turner
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
315 Deaderick Street, Suite 1100
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $2,200,000.00.

Phillip Wilson Bradley
Affiant

Subscribed and sworn to before me, this 29 day of December, 2006.

Notary Public

WESLEY D. TURNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

My Commission Expires:

Address New Owner As Follows:
Phillip Wilson Bradley and wife,
Raye Lynn Bradley
124 Woodward Hills Place
Brentwood, TN 37027

Send Tax Bills To:
SAME

Map-Parcel Number:
159-16-0-005.00
OH 25209

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BARRY ZEITLIN AND TODD ZEITLIN,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **PHILLIP WILSON BRADLEY AND WIFE, RAYE LYNNE BRADLEY,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Woodward Hills, of record in Book 9700, page 900, Register's Office for Davidson County, Tennessee, as amended in Book 11766, page 32, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Barry Zeitlin and Todd Zeitlin, as Tenants in Common, by quitclaim deed from Barry & Todd Zeitlin Construction Co., a Tennessee general partnership, of record as Instrument No. 20060424-0046465, Register's Office for Davidson County, Tennessee.

Subject property is not the usual place of residence of either of the Grantors.

This conveyance is made subject to:

1. Declaration of Covenants, Conditions and Restrictions for Woodward Hills, of record in Book 11643, page 319, as amended in Book 11766, page 34, and further amended by Instrument No. 20000621-0061752, Register's Office for Davidson County, Tennessee.

2. All matters as shown on the Plan of record in Book 9700, page 900, as amended in Book 11766, page 32, Register's Office for Davidson County, Tennessee.

3. Bylaws of Woodward Hills Homeowner's Association of record as Instrument No. 20000502-0043931, said Register's Office.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 124 Woodward Hills Place, Brentwood, TN 37027.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 29 day of December, 2006.

Barry Zeitlin

Todd Zeitlin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BARRY ZEITLIN**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of December, 2006.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **TODD ZEITLIN**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of December, 2006.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010