Davidson County DEEDWARR
Recvd: 01/02/07 14:21 2 pgs
Fees:13.00 Taxes:540.20

20070102-0000548

State of Tennessee
County of Rutherford

The actual consideration or value, whichever is greater, for this transfer is **$146,000.00.**

Affiant

Subscribed and sworn to before me, this the 28th day of December, 2006.

Notary Public

My commission expires:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Atwood & Moore
Attorneys at Law 144 Uptown Square , Murfreesboro, TN 37129

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Danny Brawn **Jessica R. Brawn**	**SAME**	**098-05-0-A-116.00**
5672 Chestnutwood Trl.		
Hermitage, TN 37076		

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 ACKNOWLEDGE, WE,

Zack Curtis and wife, Amanda Curtis

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

Danny Brawn and wife, Jessica R. Brawn

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:

BEING all of Lot No. 125, HAMPTON HALL, SECTION 4, according to survey and plat of same appearing of record in Plat Book 11700, page 2, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

BEING the same property conveyed to Zack Curtis and wife, Amanda Curtis by deed of record in Instrument no. 200007240072984, of the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to the restrictive covenants of record in Book 10278, page 257, Book 10301, page 184, Book 10444, page 460, and Book 10640, page 947; to the homeowners association of record in Book 11577, page 620, and Book 10420, page 359; and, to any and all other matters as shown on subdivision plat of record in Plat Book 11700, page 2, of the Register's Office of Davidson County, Tennessee.

This is improved (__x__) Unimproved (____) property, known as **5672 Chestnutwood Trail, Hermitage, TN 37076**

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 in unencumbered, unless otherwise herein set out; and we do further convenant 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 **28th** day of **December, 2006.**

Zack Curtis

Amanda Curtis

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, a Notary Public of said County and State, **Zack Curtis and Amanda Curtis,** the within named sellers, 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 **28th** day of **December, 2006.**

Notary Public

My Commission Expires: 1/17/2007