BOX 10-A

This instrument was prepared by:

OVERLAND TITLE COMPANY, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027
2007010099

Davidson County DEEDWARR
Recvd: 03/06/07 09:43 2 pgs
Fees:13.00 Taxes:536.50
20070306-0027389

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, is **$145,000.00**

Sworn to and subscribed before me this 1st day of March, 2007

Affiant

Notary Public

My Commission Expires

CHRISTINE L. LUND
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY, TENN.
Exp. 8/9/09

Address of New Owner:

Barbara McDonald Corbett
~~1200 Clarke Street~~
~~Old Hickory, TN 37138~~
947 Dover Road
Clarksville, TN 37042

Send Tax Bills to:

New Owner

Map-Parcel Numbers:

04415037900

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **James Eric Hardiman and wife, Martha F. Hardiman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Barbara McDonald Corbett** , hereinafter called the Grantees, her heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 95 of Section "B" on the Plan of E. I. DuPont de Nemours and Company's Subdivision, as of record in Book 1424, Page 67, Register's Office for Davidson County, Tennessee.

Said Lot No. 95 fronts 122.7 feet on the westerly side of Clarke Street and extends back between parallel lines 88.6 feet to a dead line. Description taken from prior deed.

Being the same property conveyed to Martha Marie Finch, and husband, Robert Phinis Finch, by deed from Rob Darnell, and wife, Caye Darnell, of record in Book 9540, Page 214, Register's Office for Davidson County, Tennessee. The said Martha Marie Finch and Robert Phinis Finch having since divorced, and Robert Phinis having conveyed his

interest to Martha Marie Finch by Quitclaim Deed of record in Instrument No. 20040615-0070603, Register's Office for Davidson County, Tennessee. Martha Marie Finch having married and is known as Martha Marie Finch Hardiman. Martha Marie Finch Hardiman having conveyed said property to James Eric Hardiman, and wife, Martha P. Hardiman by Quitclaim Deed of record in Instrument No. 20040921-0113531, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: Plan of record in Book 1424, Page 67, Register's Office for Davidson County, Tennessee; Zoning; setback requirements; general utility, sewer and drainage easements of record; real property taxes; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

This is improved property known as **1200 Clarke Street, Old Hickory, TN 37138.**

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 1st day of March, 2007

James Eric Hardiman

Martha F. Hardiman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, **James Eric Hardiman and Martha F. Hardiman**, the within named bargainors, 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 1st day of March, 2007.

Notary Public

My Commission Expires: 9/19/09

KATHY J. BYERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY