G-20855-5
3 x 14A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/22/07 09:27 2 pgs
Fees:13.00 Taxes:608.65
20070322-0034743

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$164,500.00.**

Affiant 3-15-07

Subscribed and sworn to before me, this the 15th day of March, 2007.

Notary Public

My commission expires: Nov. 24, 2007

(AFFIX SEAL)

JENNIFER L. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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
Brent Lane	**TriStar Bank**	**Map 147 10 Parcel 163.00**
608 Durrett Drive	**719 East College Street**	
Nashville, TN 37211	**Dickson, TN 37055**	

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, WE,

Craig A. Hammond and wife, Ronda Ann Hammond

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

Brent Lane, unmarried

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. 20, on the Plan of Whispering Hills, Section 1, of record in Plat Book 2331, Page 82, Page 83, and Page 84, 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 to Craig A. Hammond, by Deed from Robert Windell Jeanette, Jr., Mary Ellen Jeanette, Leslie Steven Jeanette and Amy Elizabeth Jeanette, devisees of the Estate of Robert Jeanette, and Robert Jeanette, Jr., Executor of the Estate of Robert Jeanette, of record in Instrument No. 20050207-0014027, 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 prorated and assumed by the Grantee(s) herein.

Ronda Ann Hammond, spouse of the above named Craig A. Hammond, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, including any marital rights and homestead exemption.

This is Improved (_X_) Unimproved (____) property, known as: **608 Durrett Drive, Nashville, TN 37211**

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/our hand(s) this **15th** day of **March, 2007.**

Craig A. Hammond

Craig A. Hammond

Ronda Ann Hammond

Ronda Ann Hammond

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Craig A. Hammond and Ronda Ann Hammond,** the bargainor, 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 and official seal at Nashville, Tennessee, this **15th** day of **March, 2007.**

Jennifer L. Johnson

Notary Public

JENNIFER L. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

My Commission Expires: Nov. 24, 2007