(1) -

Davidson County DEEDWARR
Recvd: 05/07/07 15:51 2 pgs
Fees:13.00 Taxes:732.60

20070507-0054906

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$198,000.00** (One Hundred Ninety Eight Thousand).

Coreen Newcomb
AFFIANT

Subscribed to and sworn before me this 30th day of April, 2007.

Carol L. McArthur
NOTARY PUBLIC

MY COMMISSION EXPIRES July 24, 2008

(NOTARY SEAL)

CAROL L. McARTHUR NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
2309 Crestmoor Road, Suite 300, Nashville, TN. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
James R. Story IV 210 Garrett Drive Nashville,TN 37211	**SAME**	147-06-0-001.00

WARRANTY DEED

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/WE, **LYNETTE WRIGHT,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **JAMES R. STORY IV,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

1. LAND in Davidson County, Tennessee, being Lot No. 15, on the Plan of Battery Crest, Section 1, as shown on plat of record in Plat Book 2900, page 91, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

   Said Lot No. 15 fronts 80 feet on the northerly margin of Garrett Drive and extends back 159.73 feet on the easterly line and 158.69 feet on the westerly line to a line in the rear on which it measures 80 feet.

   Being the same property conveyed to Lynette Wright in Instrument 20060206-0014449 recorded 2/6/2006, Register's Office for Davidson County, Tennessee.

   Being the same property conveyed to Therese Romano and Lynette Wright in Instrument 20041026-0128583 recorded 10/26/2004, Register's Office for Davidson County, Tennessee.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:		Property known as:
	(✓) IMPROVED ( ) UNIMPROVED	**210 GARRETT DRIVE** **NASHVILLE,TN37211**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, this 30th day of April, 2007

Lynette Wright

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of April, 2007, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Lynette Wright** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 30th day of April, 2007.

Notary Public

Commission Expires:

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 24, 2009