WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/05/07 10:01 2 pgs
Fees:13.00 Taxes:1572.50
20070605-0066792

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$425,000.00.**

Affiant

Subscribed and sworn to before me this 4 day of June 2007

Notary Public
My Commission expires: 11-14-2007
(Affix Seal)

DAPHNE M. DAVIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Domus Partners, a Tennessee general partnership	SAME	131-05-0-005.00
3102 West End Avenue, Suite 650		
Nashville, TN 37203		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Jana Lou E. Bart**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Domus Partners, a Tennessee general partnership**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 7 on the plan of Sneed Estates, of record in Book 2133, pages 10 and 11, Register's Office for Davidson County, Tennessee, described as follows: Said Lot No. 7 fronts 122 feet on the easterly side of Lindawood Drive and runs back between parallel lines 334 feet to a dead line in the rear measuring 122 feet, thereon.

Being the same property conveyed to Teddy Bart and wife, Jana Lou E. Bart, by deed from E.T. Richardson and wife, Margaret W. Richardson, on August 13, 1965, of record in Book 3926, page 543, Register's Office for Davidson County, Tennessee. And further conveyed to Jana Lou E. Bart by Quitclaim Deed from Teddy Bart on August 13, 1999 of record in Book 11624, page 733, said Register's Office.

The said Teddy Bart joins in this conveyance to convey any and all interest that he may have in said property, particularly any marital interest.

The property is subject to the following:

- Taxes and assessments for the year 2007 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 131-05-0-005.00.
- Subject to all matters as shown on the Plan of record in Book 2133, page 10 and 11, Register's Office Davidson County, Tennessee.
- Easement of record in Book 4155, page 617, Register's Office for Davidson County, Tennessee.

This is improved property known as: **4316 Lindawood Drive, Nashville, TN 37215**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this June 4, 2007.

Jana Lou E. Bart
Jana Lou E. Bart

Teddy Bart
Teddy Bart

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Jana Lou E. Bart and Teddy Bart,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this June 4, 2007

My commission expires 9-22-07

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY