Davidson County DEEDWARR
Recvd: 06/28/07 10:03 2 pgs
Fees:13.00 Taxes:453.25
20070628-0077098

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $122,500.00

Affiant

Subscribed and sworn to before me, this 25th day of June, 2007.

Notary Public

Expiration of commission. 3-20-2010

DEBORAH H. BERRIE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
David Blake Atchison **Anna Atchison**	Bank of America	**Map\Parcel: 073-05-0-003**
2216 Fernwood Drive	9000 Southside Blvd	
Nashville, TN 37216	Jacksonville, FL 32256	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED,

Margaret Lynn Morgan, unmarried

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

David Blake Atchison and Anna Atchison , Husband and Wife

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. 260 on the Plan of Dalewood Subdivision, Section No. 4, of record in Plat Book 1835, Page 21, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Margaret Lynn Morgan, an unmarried woman by Warranty Deed from Cleveland Moreland, Jr., unmarried, dated June 26, 1998, of record in Book 11001, Page 414, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 1835, Page 21, Register's Office for DAVIDSON County, Tennessee.
Subject to 2007 taxes and any taxes there after.

This is property known as 2216 Fernwood Drive, Nashville, TN 37216.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits. 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 25th day of June, 2007.

X Margaret Lynn Morgan
Margaret Lynn Morgan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Margaret Lynn Morgan, the within named sellers, with whom I am personally acquainted (or proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of June, 2007.

A. Scott Hubbard
Notary Public

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires:_____

MY COMMISSION EXPIRES:
MARCH 14, 2009

File #: **07502-SH**
RECORD & RETURN TO:
Wilkins + Tuey, Attorney
104 Woodmont Blvd. Ste 100
Nashville, TN 37205