Davidson County DEEDWARR
Recvd: 06/29/07 09:44 2 pgs
Fees:13.00 Taxes:647.50
20070629-0077695

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 26th day of June, 2007.

Notary Public

My Commission Expires: 1-20-09

TONJA BARRON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Park Center
1108 Ordway Place
Nashville, Tennessee 37206

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
08309003900

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Susan Fetner Smith** hereinafter referred to as Grantors, hereby transfers and conveys to **Park Center,** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in **Davidson** County, State of Tennessee described as follows, TO WIT:

Being Lot No. 5 in Block "C" in F. 0. Beazley's Subdivision of the Douglas Place, in the 18th Civil District of said County, a plan of which subdivision is on record at page 66 of Plan Book No. 2 , of the Chancery Court of Nashville, Tennessee.

Being the same property conveyed to Susan Fetner Smith by Quitclaim Deed from Jancie C. Fetner, Executrix of the Estate of Ernest L. Fetner, of record in Instrument No. 20051221-0152814, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2, Page 66, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 1108 Ordway Place, Nashville, TN 37206.

270302023

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 hand this 26th day of June, 2007.

Susan Fetner Smith

STATE OF South Carolina
COUNTY OF Beaufort

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Susan Fetner Smith, with whom I am personally acquainted, or proved to me 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 and official seal this 26th day of June, 2007.

Notary Public

My Commission Expires: 11.29.2009

