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WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/08/07 09:25 3 pgs
Fees:18.00 Taxes:296.00

20070808-0094689

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF August 2007

Notary Public

MY COMMISSION EXPIRES: 4/23/07

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard T. Greenfield (NAME)	Pinnacle National Bank (NAME)	MAP 23
2309 Willesden Green Ct. (ADDRESS)	211 Commerce Street, Ste 300 (ADDRESS)	PARCEL 63.00
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37201 (CITY) (STATE) (ZIP)	

FOR AND 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, Lyle E. Greenfield

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard T. Greenfield and wife, Jan D. Greenfield

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:

A tract of land in the 10th Civil District of Davidson County, Tennessee, being a part of Lot No. 5 on the Plan of the Partition of the Land of John Cummings, deceased, described according to a loan survey made by T.R. Sanford, Surveyor, dated July 2, 1956, as follows:

Beginning at a point in the center of Lickton Pike, said point being located North 38 deg. West 372 feet from the Northeast corner of the property conveyed to Fred True and wife, Frances True, by deed from J.B. True, as of record in Book 1338, Page 388, Register's Office for Davidson County, Tennessee; thence with the center line of said Pike, South 7 deg. West 222.2 feet to a point; thence North 81 deg. West with a fence line 219.3 feet to a point; thence North 7 deg. East with a fence line of 199.3 feet to a point; thence South 88 deg. East with a fence line 220 feet to the point of beginning.

Being the same property conveyed to Michael D. Greenfield by Quitclaim Deed from Fred Thomas True, Jr., Richard Greenfield, and Michael D. Greenfield, dated June 8, 1987, of record in Book 7266, page 867, Register's Office for Davidson County, Tennessee. Michael D. Greenfield having since died October 17, 2006, a resident of Davidson County, Tennessee, and at death, was an unmarried man. BY LAST WILL AND TESTAMENT of Michael Dewayne Greenfied,

CONTINUED

unimproved ( )
This is improved (X) property, known as 5282 Lickton Pike, Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand this 6th day of August, 2007

Lyle E. Greenfield
By: Lyle E Greenfield
Zachary D. Greenfield, Attorney-in-fact
Zach D Greenfield

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 6th day of August, 2007, the undersigned, a Notary Public in and for said County and State, personally appeared Zachary D. Greenfield, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Lyle E. Greenfield as his Attorney-In-Fact, and who acknowledged that he as the Attorney-in-fact executed the same as the free act and deed of the said Lyle E. Greenfield.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 6th day of August, 2007.

DANIEL L. WISCHHOF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires: 9/22/07

LEGAL DESCRIPTION CONTINUATION

Probate No. 06P1862, Seventh Circuit Court for Davidson County, Tennessee, Probate Division, the property herein was devised to Lyle Emerson Greenfield. Lyle Emerson Greenfield being one and the same person as Lyle E. Greenfield.

This conveyance is subject to taxes for the year 2007, and subsequent years, easements and restrictive covenants of record.

Zachary D. Greenfield executes this instrument on behalf of Lyle E. Greenfield, a/k/a Lyle Emerson Greenfield, pursuant to the Specific Power of Attorney which is being placed of record at Instrument No. 20070806 0094688 Register's Office for Davidson County, Tennessee.