Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
R. Francene Kavin, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 08/21/07 09:19 2 pgs
Fees:13.00 Taxes:104.53
20070821-0099869

ADDRESS NEW OWNER:
Wallace R. Clary
612 Cloverbrook Lane
Franklin, Tennessee 37067

SEND TAX BILL TO:
Owner

MORTGAGEE:
None

MAP	**133-16**
GROUP	**A**
PARCEL	**61**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Dennis R. Wylie and Lydia O. Wylie, Co-Trustees, or their successors in Trust, under Wylie Family Trust dated July 28, 2000,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Wallace R. Clary and wife, Susie H. Clary**, 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 Unit No. E-11 of Barcelona Condominium (now known as Harding Glen Condominiums), as set out as Exhibit A-1 of the Master Deed of record in Book 6400, page 801, amended in Book 9397, page 814 and Book 11509, pages 965-966, Register's Office, Davidson County, Tennessee, together with the undivided interest in Common Elements appurtenant thereto.

Being the same property conveyed to Dennis R. Wylie and Lydia O. Wylie, Co-Trustees, or their successors in Trust, under Wylie Family Trust dated July 28, 2000 and any amendments thereto by deed from Cindy Elaine Groves of record in Instrument no. 20011108-0122654, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Dennis R. Wylie and Lydia O. Wylie, Co-Trustees, by deed from Robert Franklin Groves, individually and as Administrator of Estate of Roy Franklin Groves, Jr. (Probate No. O1P1065, Probate Court for Davidson County, Tennessee) and by deed of record in Instrument No. 2011108-0122655, Register's Office for Davidson County, Tennessee. The individual Grantors herein being the only heirs at law of the decedent who took title to the property as unmarried person, by Warranty Deed from Robert F. Forster, of record in Book 10556, page 206, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2007 and subsequent years.

This is **improved** property known as **270 Tampa Drive, Unit E-11, Nashville, Tennessee 37211.**

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, GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 the **15th** day of **August, 2007.**

Dennis R Wylie, Co Trustee by Randolph Williamson as attorney in fact

Dennis R. Wylie, Co-Trustee, by Randolph Williamson as Attorney-in-Fact

Lydia O Wylie Co Trustee by Randolph Williamson as attorney in fact

Lydia O. Wylie, Co-Trustee, by Randolph Williamson as Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Randolph Williamson,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument as Attorney-in-Fact for **Dennis R. Wylie and Lydia O. Wylie, Co-Trustees of Wylie Family Trust dated July 28, 2000**, and who, upon oath, acknowledged that he executed the same as the free act and deed of Dennis R. Wylie and Lydia O. Wylie., Co-Trustees.

WITNESS my hand and official seal this 15th day of August, 2007.

R. Francene Kavin
NOTARY PUBLIC

R. FRANCENE KAVIN NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires: 11/19/2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $28,250.00.

Lucia H Clary
AFFIANT

Subscribed and sworn to before me on this 15th day
of August, 2007.

R. Francene Kavin
NOTARY PUBLIC

R. FRANCENE KAVIN NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires: 11/19/2008