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

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/06/07 10:57 2 pgs
Fees:13.00 Taxes:518.00

20071206-0141312

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 140,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of December, 2007

Notary Public:

MY COMMISSION EXPIRES: 7-5-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Timothy Harvey, Jr.	Timothy & Dorthea Harvey	Parcel ID
1707 5th Ave. N.	3001 Cody Hill	08108045500
Nashville, TN 37208	Nashville, TN 37211	

FOR AND IN 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

Eldridge Simmons, Administrator of the Estate of Thomas E. Orr

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Timothy Harvey, Jr. and wife, Doretha Hennings Harvey

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:

BEING Lot No. 168, on the Map of North Nashville Real Estate Company Plan, of record in Plat Book 21, Page 105, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Thomas E. Orr by Quitclaim Deed from Lawrence David Orr of record in Instrument 20061004-0122995, Register's Office for said County. The said Thomas E. Orr now being deceased. The Grantor herein executes this instrument as Administrator of the Estate of Thomas Edward Orr pursuant to the authority granted by the Court Order of record in the Probate Court of Davidson County, Tennessee, File No. 07P1416.

This conveyance is subject to all matters appearing on the plat of record in Plat Book 21, page 105, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1707 5th Ave. N., Nashville, TN 37208

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 3rd day of December, 2007.

Eldridge Simmons
Eldridge Simmons
Administrator of the Estate of Thomas E. Orr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eldridge Simmons, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the Administrator of the Estate of Thomas E. Orr and as such Administrator he is authorized to execute this instrument on behalf of the Estate of Thomas E. Orr.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of December, 2007.

My Commission Expires: 3/7/11

Notary Public

