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#3157

WARRANTY DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **David & Amanda Whitley** **2406 Springview Drive** **Nashville, TN 37214**	SEND TAX BILLS TO: First Tennessee Home Loans P.O. Box 809 Memphis, TN 38101	MAP-PARCEL NUMBERS: **95-11; 177.00**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is acknowledged,

KENNETH D. HUTCHINS, married

HEREINAFTER called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto AMANDA B. Whitley and DAVID Whitley

~~DAVID WHITLEY and wife, AMANDA T. WHITLEY~~ (nc)

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. 59 on the Plan of Merry Oaks, Section II, as of record in Book 2133, Page 8, Register's Office for said County.

SAID Lot No. 59 fronts 96 feet on the northwesterly margin of Springview Drive and extends back 142 feet on the northwesterly line and 180.4 feet on the southwesterly line to a broken line in the rear, measuring 104 feet thereon.

BEING the same property conveyed to Kenneth D. Hutchins, married, by warranty deed from Joseph C. Bullock and wife, Kathleen F. Bullock, of record as Instrument No. 20070328-0037229, Register's Office for Davidson County, Tennessee.

Season Hutchins joins in this conveyance to transfer any marital interest she may possess in the property.

This is improved (x) property known as **2406 Springview Drive, Nashville, Tennessee 37214.**

unimproved ( )

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 it does covenant with the said GRANTEES, that we are lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And it does further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS this the 30th day of November, 2007.

Kenneth D. Hutchins by Patsy, attorney in fact
KENNETH D. HUTCHINS

Season L. Hutchins by Patsy, attorney in fact
SEASON L. HUTCHINS

Davidson County DEEDWARR
Recvd: 12/14/07 09:44 2 pgs
Fees:13.00 Taxes:625.30
20071214-0143901

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named RICK PILIPONIS, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the persons described in and who executed the foregoing instrument an behalf of **KENNETH D. HUTCHINS and SEASON L. HUTCHINS** pursuant to a validly executed power of attorney, personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 30th day of November, 2007.

TARA HAWLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 19, 2009

NOTARY PUBLIC

My Commission Expires:

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $169,000.00.

AFFIANT

Sworn to and subscribed to before me this 30th day of November, 2007.

TARA HAWLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 19, 2009

NOTARY PUBLIC

My Commission Expires: