Davidson County DEEDWARR
Recvd: 01/15/08 08:41 2 pgs
Fees:13.00 Taxes:1794.50

20080115-0004340

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $485,000.00. **Affiant** Subscribed and sworn to before me, this 14th day of January, 2008. Notary Public My Commission Expires:

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires NOV. 22, 2010

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Bob Haley 109 Whitney Place Nashville, TN 37215	SAME	145-13-0-00200 FH 18555

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JANE D. HINES,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **BOB HALEY**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Otter Creek Hills, as of record in Book 2900, pages 110 and 111, Register's Office for said county.

Said Lot No. 7 fronts 195.8 feet on the northerly side of Willshire Drive, and extends back 359.8 feet on the westerly line and 308.5 feet on the easterly line, to a dead line, which is a broken line, on which it measures 295 feet.

Being the same property conveyed to Maurice Allen Hines and wife, Jane D. Hines by deed from Edward L. Curley and wife, Margaret F. Curley, of record in Book 3912, page 897, Register's Office for Davidson County, Tennessee. The said Maurice Allen Hines is deceased.

This conveyance is made subject to:

1. 2008 taxes, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive covenants of record in Book 3255, page 387, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 2900, pages 110 and 111, Register's Office for said County.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 5887 Willshire Drive, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, their heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 14th day of January, 2008.

Jane D. Hines

Jane D. Hines

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JANE D. HINES,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of January, 2008.

Notary Public

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 22, 2010

My Commission Expires: _____