This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Shawn David Wright
821 West Benjamin Court
Franklin, TN 37067

SEND TAX BILL TO:
Owner

MORTGAGEE:

Davidson County DEEDWARR
Recvd: 01/24/08 12:10 3 pgs
Fees:18.00 Taxes:162.80
20080124-0007571

MAP 83-2-
GROUP
PARCEL 172

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Joseph Maxwell Wright & wife, Betty Wright and Donald K. Wright & wife, Patricia Wright,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Shawn David Wright, a single man**, hereinafter called the GRANTEE, his 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. 57 on the Plan of Dr. E.T. Brown's Subdivision of Lots 21 to 26 inclusive in the Brownsville Addition, of record in Plat Book 332, page 91, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Joseph Maxwell Wright and Donald K. Wright and H. David Wright by Will of Hallie H. Wright of record in Will Book 159, page 687, Register's Office for Davidson County, Tennessee. H. David Wright and wife, Jane S. Wright having quitclaimed their one third interest to Shawn David Wright of record as Instrument No. 20071120-0135882, Register's Office for Davidson County, Tennessee. Said property now in the names of Shawn David Wright, Joseph Maxwell Wright and Donald K. Wright, each a one third undivided interest.

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 2008 and subsequent years.

This is not the usual place of residence of the Grantors.

This is **improved** property known as **1539 E Douglas Avenue, Nashville, Tennessee 37207.**

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, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and his 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 our hands this the **22nd** day of **January, 2008.**

Joseph Maxwell Wright

Donald K. Wright

Donald K. Wright

Betty Wright

Patricia Wright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Joseph ~~Maxwell Wright, Betty Wright~~, Donald K. Wright ~~and Patricia Wright~~**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 22nd day of January, 2008.

KAREN C. ASPLINT NOTARY PUBLIC AT LARGE TENN.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $44,000.00.

AFFIANT

Subscribed and sworn to before me on this 22nd day of January, 2008.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

WITNESS our hands this the **22nd** day of **January, 2008.**

Joseph Maxwell Wright

[redacted]

Donald K. Wright

Betty Wright

Patricia Wright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Joseph Maxwell Wright, Betty Wright, ~~Donald K. Wright~~ and Patricia Wright**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 22nd day of January, 2008.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $44,000.00.

AFFIANT

Subscribed and sworn to before me on this 22nd day of January, 2008.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011