PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref:(dm) Title No: 49164
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 02/13/08 12:48 2 pgs
Fees:13.00 Taxes:1665.00
20080213-0014562

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Jerry Leonard Hancock, Jr. Courtney Williams Hancock 3606 Bellwood Avenue Nashville, Tennessee 37205	Tennessee Bank & Trust 330 Mayfield Drive Suite C-6 Franklin, TN 37067

TAX MAP-PARCEL NUMBERS: 10413025300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$450,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Nancy Ann Thompson Davidson ,married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jerry Leonard Hancock, Jr. and spouse, Courtney Williams Hancock** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lots No. 31 and 32, Block "B" on the plan of Bellwood, of record in Book 547, pages 149 and 150, Register's Office for said County.

Said Lots No. 31 and 32 of Block "B" adjoin and front together 120 feet on the northerly margin of Bellwood Drive and extend back 101.67 feet on the easterly line and 115.92 feet on the westerly line to a broken line in the rear, measuring 122 feet thereon, together with and subject to sewer easement of record in Book 8092, page 624, said Register's Office.

Being the same property conveyed to Nancy Ann Thompson and Flora T. Mauldin, as joint tenants with the right of survivorship by deed from Ann K. Parker, unmarried, dated September 30, 1987 and recorded on October 2, 1987 of record in Book 7369, page 595, Register's Office for Davidson County, Tennessee. The said Flora T. Mauldin has since died. The said Nancy Ann Thompson is now known as Nancy Ann Thompson Davidson.

Henry M. Davidson spouse of Nancy Ann Thompson Davidson joins in this conveyance for the sole purpose of conveying any and all marital interest he may have in subject property in subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2008, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 547 Page 149 and 150, said Register's Office, which Plan shows a 20 foot minimum building setback line from Bellwood Drive and a 5 foot easement for public utility as revised in Book 775, page 40, said Register's Office; Easement for sewer purposes of record in Book 8092, page 624, said Register's Office.

This is improved property, known as: 3606 Bellwood Avenue, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 11th day of February, 2008.

Nancy Ann Thompson Davidson

Henry M. Davidson

State of TENNESSEE
County of DAVIDSON

On this 11th day of February, 2008 , before me the undersigned authority, personally appeared Nancy Ann Thompson Davidson and Henry M. Davidson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: My Commissior Expires May 2, 2011

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $450,000.00

Affiant

Sworn and subscribed before me this the 11th day of February, 2008

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

My Commission Expires:

Notary Public