THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
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Davidson County DEEDWARR
Recvd: 02/13/08 13:59 2 pgs
Fees:13.00 Taxes:925.00
20080213-0014584

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $250,000.00.

AFFIANT

Subscribed and sworn to before me this 4th day of February, 2008.

Notary Public

My Commission Expires:
7/5/2011

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Joe Allen 545 Deer Ridge Lane Nashville, TN 37221	Same	Map 112 Parcel 142.00

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, **Evelyn Allen, unmarried** (herein referred to as "Grantor"), has bargained and sold, and by these presents does hereby transfer and convey unto **Joe Allen, unmarried** (herein referred to as "Grantee"), Grantee's heirs and assigns, all of my right, title and interest in and to a certain tract or parcel of land located in **Davidson** County, Tennessee, described as follows, to-wit:

Being Tract No. 19 of Heath Haven Subdivision, described according to a survey of P.A. Chapdelaine, Jr., dated May 2, 1983, as follows:

BEGINNING at a point in the South margin of Manning Hollow Road at the northeast corner of property conveyed to Mrs. Helen Williams White by deed of record in Book 2930, Page 271, Register's Office for Davidson County, Tennessee; thence, South 02° 02' 05" West 1,020.87 feet to a point; thence, North 59° 57' 22" West 1,021.60 feet to a point, thence, South 52° 30' 01" West 460.06 feet to a point; thence, North 85° 57' 40" East 569.18 feet to a point; thence, South 25° 53' 06" West 859.88 feet to a point; thence, South 71° 03' 07" East 348.91 feet to a point; thence, North 02° 01' 10" East 1,599.54 feet to a point in the South margin of Manning Hollow Road; thence, with said margin of Manning Hollow Road westwardly 61.12 feet to the point of BEGINNING.

Being the same property conveyed to Joe Allen and wife, Evelyn Allen by deed from Norford G. Bierly and wife, Joyce T. Bierly of record in Instrument Book 9375, Page 852 Register's Office for Davidson County, Tennessee. Joe Allen and Evelyn Allen having since divorced in a preceeding in the 8th Circuit Court for Davidson County, Tennessee (06D-3316) with the Final Decree of Divorce dated November 6, 2007.

This is improved property known as 545 Deer Ridge Lane, Nashville, Tennessee 37221.

This conveyance is made subject to all zoning regulations, building restrictions and setback line, if any, and easements and rights for public utilities applicable to this property; and taxes for 2007 and the current year which have been assumed by the Grantee herein.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, GRANTEE'S heirs, successors and assigns, forever; and GRANTOR does covenant with the said GRANTEE that GRANTOR is lawfully seized and possessed of said land; has a good right to convey it; and the same is unencumbered, except as otherwise herein set out. GRANTOR does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to said land to the said GRANTEE, GRANTEE'S heirs and assigns, against the lawful claims of all persons whomever.

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 4th day of February, 2008.

Evelyn Allen

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 bargainor, **Evelyn Allen** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of February, 2008.

Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/5/2011