Box 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $160,000.00 Philip E. Chamblee Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2ND DAY OF MAY, 2008. Lee A. Cohen Notary Public MY COMMISSION EXPIRES: AUGUST 23, 2011 (AFFIX SEAL)

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PHILIP E. CHAMBLEE	**SAME**	**067-00-0-026.00**
(NAME) **5127 OLD HICKORY BLVD**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37218**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, LEWIS FERRIN CARNEY AND WIFE, MYRTLE ESTELLE CARNEY, GRANTORS, HEREBY RESERVING UNTO OURSELVES A LIFE ESTATE, FOR EACH OF OUR NATURAL LIFETIMES OR UNTIL SUCH TIME AS WE BOTH VACATE SAID PROPERTY FOR A PERIOD IN EXCESS OF NINETY DAYS,** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **PHILIP E. CHAMBLEE, UNMARRIED,** 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:

SEE ATTACHED EXHIBIT "A" AND BOUNDARY SURVEY FOR LEGAL DESCRIPTION

Being part of the same property conveyed to LEWIS FERRIN CARNEY AND WIFE, MYRTLE ESTELLE CARNEY, by deed from CLARENCE DUDLEY TAYLOR AND WIFE, CORA BELL TAYLOR, of record in Book 3906, page 456, dated June 22, 1965, said Register's Office. And also being part of the same property conveyed to LEWIS FERRIN CARNEY AND WIFE, MYRTLE ESTELLE CARNEY, by deed from OLLIE J. BROWN AND WIFE, LOCKIE BROWN, of record in Book 5904, page 98, dated June 26, 1982, said Register's Office.

PROPERTY TAXES FOR THE YEAR 2008 AND SUBSEQUENT YEARS ARE HEREBY ASSUMED BY THE GRANTEE HEREIN.

Davidson County DEEDWARR
Recvd: 05/02/08 14:34 4 pgs
Fees:23.00 Taxes:592.00
20080502-0045388

Unimproved ( )
This is improved(X) property, known as 5120 ASHLAND CITY HIGHWAY, NASHVILLE, TN 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 **2nd** day of **MAY, 2008**.

LEWIS FERRIN CARNEY

MYRTLE ESTELLE CARNEY

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 **LEWIS FERRIN CARNEY AND MYRTLE ESTELLE CARNEY** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 2nd day of May, 2008.

My commission expires: AUGUST 23, 2011

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Notary Public

EXHIBIT "A"

Being a parcel of land in the 1st Councilmanic District of Davidson County, Tennessee, located on Tennessee Highway 12 (Ashland City Highway), west of Old Hickory Boulevard this parcel being shown as parcel 26.00 on Davidson County tax map 67-00, belonging to Carney as evidenced in Deed Book 5904, Page 98 in the Register's Office of Davidson County, Tennessee (RODCT) and being more particularly described as follows:

BEGINNING at an iron pin on the north margin of Tennessee Highway 12, and said iron pin being the southeast corner of the property herein described, and said iron pin being the southwest corner of Kantz (Parcel 145.00) as evidenced in Deed Book 11164 Page 320, RODCT, and said iron pin being the southwest corner of Lot 1 Hickory Place, as evidenced in Instrument Number 20000211-0014169, RODCT, thence;

1) following the north margin of Tennessee Highway 12, South 86 degrees 18 minutes 06 seconds West, a distance of 180.12 feet to an iron pin, thence;

2) continuing with the north margin of Tennessee Highway 12, South 85 degrees 43 minutes 17 seconds West a distance of 58.78 feet to an iron pin, said iron pin being the southwest corner of the property herein described, and said iron pin being the southeast corner of Kantz (Parcel 25.00) as evidenced in Deed Book 11284 Page 972, RODCT, thence;

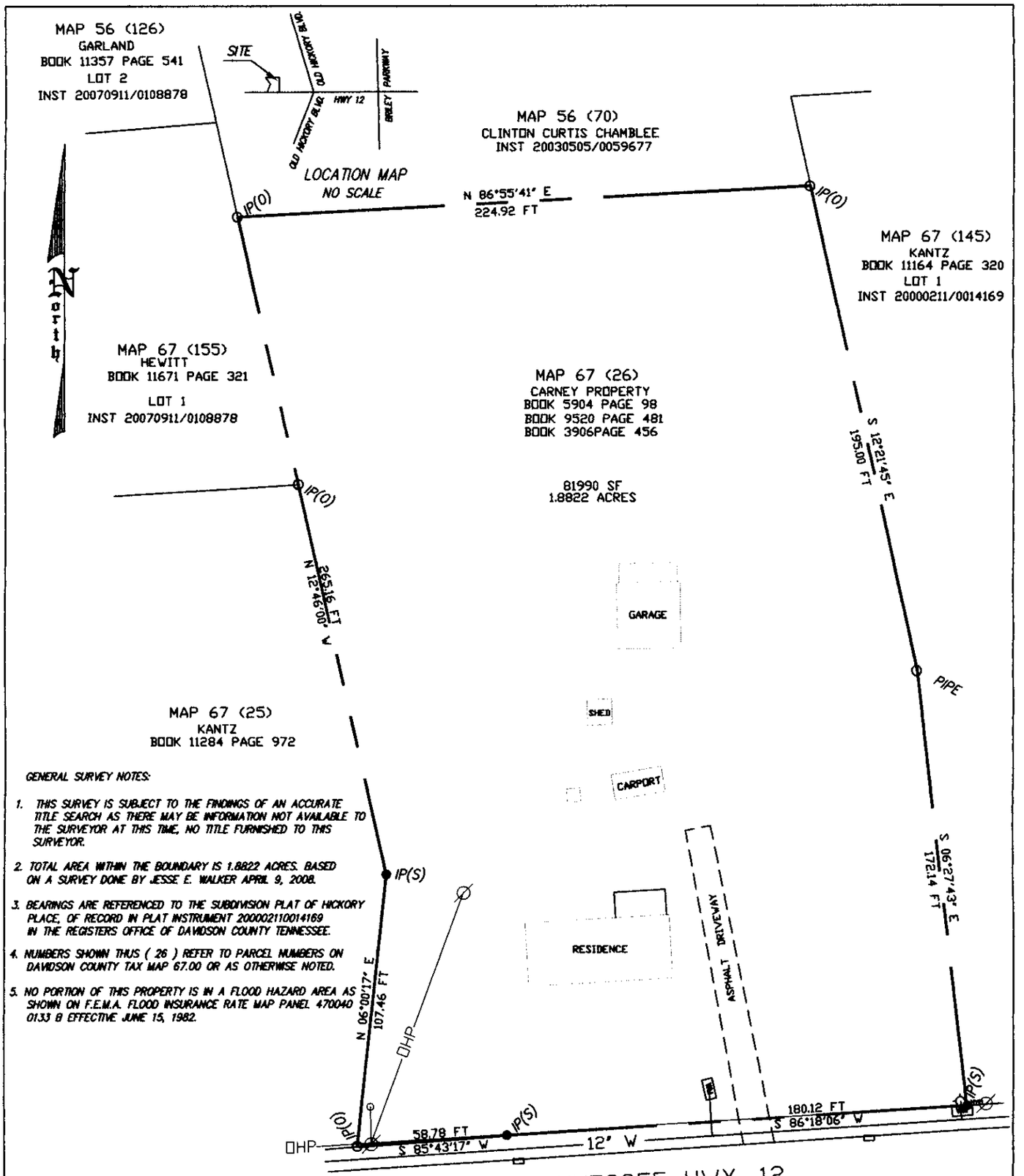
3) leaving the north margin of Tennessee Highway 12, following the line in common with Kantz (Parcel 25.00), North 06 degrees 00 minutes 17 seconds East, a distance of 107.46 feet to an iron pin, said iron pin being in the west line of the property herein described, and said iron pin being in the east line of Kantz (Parcel 25.00), thence;

4) continuing along the line in common with Kantz (Parcel 25.00), North 12 degrees 46 minutes 00 seconds West, passing an iron pin at a distance of 157.18 feet said iron pin being the eastern most corner of Lot 1 of the Final Plat Daniel Boone Log Homes, as evidenced in Instrument Number 20070911-0108878, and said iron pin being the northeast corner of Kantz (Parcel 25.00), a total distance of 265.16 feet to an iron pin, said iron pin being the northwest corner of the property herein described, and said iron pin being in the east line of Lot 1 of the Final Plat Daniel Boone Log Homes, and said iron pin being the southwest corner of Clinton Chamblee (Parcel 70.00 on Davidson County tax map 56-00), as evidenced in Instrument Number 20030505-0059677 RODCT, thence;

5) leaving the line in common with Lot 1 of the Final Plat Daniel Boone Log Homes, following along the line in common with Clinton Chamblee, North 86 degrees 55 minutes 41 seconds East, a distance of 224.92 feet to an iron pin, said iron pin being the northeast corner of the property herein described, and said iron pin being in the south line of Clinton Chamblee, and said iron pin being in the west line of Kantz (Parcel 145.00), thence;

6) leaving the line common to Clinton Chamblee, following the line common to Kantz (Parcel 145.00), South 12 degrees 21 minutes 45 seconds East, a distance of 195.00 feet to a pipe, said pipe being in the east line of the property herein described, and said pipe being in the west line of Kantz (Parcel 145.00), thence;

7) continuing along the line in common with Kantz (Parcel 145.00), South 06 degrees 27 minutes 43 seconds East, a distance of 172.14 feet to an iron pin, the BEGINNING, containing 1.8822 acres more or less according to a survey by Jesse E. Walker, RLS, on April 01, 2008.



GENERAL SURVEY NOTES:

1. *THIS SURVEY IS SUBJECT TO THE FINDINGS OF AN ACCURATE TITLE SEARCH AS THERE MAY BE INFORMATION NOT AVAILABLE TO THE SURVEYOR AT THIS TIME, NO TITLE FURNISHED TO THIS SURVEYOR.*
2. *TOTAL AREA WITHIN THE BOUNDARY IS 1.8822 ACRES. BASED ON A SURVEY DONE BY JESSE E. WALKER APRIL 9, 2008.*
3. *BEARINGS ARE REFERENCED TO THE SUBDIVISION PLAT OF HICKORY PLACE, OF RECORD IN PLAT INSTRUMENT 200002110014169 IN THE REGISTERS OFFICE OF DAVIDSON COUNTY TENNESSEE.*
4. *NUMBERS SHOWN THUS (26) REFER TO PARCEL NUMBERS ON DAVIDSON COUNTY TAX MAP 67.00 OR AS OTHERWISE NOTED.*
5. *NO PORTION OF THIS PROPERTY IS IN A FLOOD HAZARD AREA AS SHOWN ON F.E.M.A. FLOOD INSURANCE RATE MAP PANEL 470040 0133 B EFFECTIVE JUNE 15, 1982.*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY HAS BEEN MADE, ON THE GROUND, USING THE LATEST RECORDED DEED, CITY PLAT BOOKS, AND EVIDENCE OF SAME FOUND ON THE GROUND, AND OTHER INFORMATION AS AVAILABLE, AND THAT THERE ARE NO ENCROACHMENTS/PROJECTIONS OTHER THAN THOSE SHOWN; AND THAT THE SURVEY MEETS OR EXCEEDS THE REQUIREMENTS OF A CATEGORY " 1 " SURVEY HAVING AN UNADJUSTED RATIO OF PRECISION OF 1:59210 AS PER THE STANDARDS OF PRACTICE ADOPTED BY THE TENNESSEE BOARD OF EXAMINERS FOR LAND SURVEYORS; AND THAT AND THAT THE SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Jesse E. Walker DATE 04-01-2008

JESSE E. WALKER, TENN.RLS # 1486
P.O. BOX 210456 NASHVILLE, TENNESSEE 37221
1-615-646-8228

JESSE E. WALKER REGISTERED LAND SURVEYOR TENNESSEE NO. 1486 AGRICULTURE COMMERCE 04-01-2008

BOUNDARY SURVEY
FOR PHILIP CHAMBLEE
MAP 67-00, PARCEL 26.00

JOB # 02113-2
DATE: APRIL 01, 2008
DRAWING: 02113 FOR LEE COHEN

JESSE WALKER ENGINEERING
Professional Survey & Engineering Services
P.O.Box 210456, Nashville, TN 37221-0456
Phone: (615) 646-8228 Fax: (615) 646-8828
Website: www.jesse-walker.com

SCALE 1" = 50'