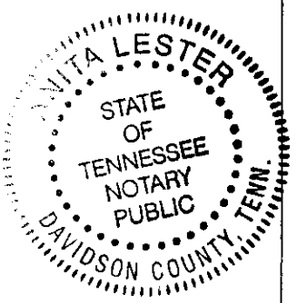
# WARRANTY DEED




STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of May, 2008

Notary Public:

MY COMMISSION EXPIRES: 1/9/12
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY:**
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP - PARCEL NUMBERS: |
|---|---|---|
| Pleas Andrew Ewing ,III | New Owner | Parcel ID: |
| 7211 Birch Bark Drive | | 14211009300 |
| Nashville, TN 37221 | | |

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

**Anna Ewing Bacon**

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
**Pleas Andrew Ewing , III**
hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 33 on the Plan of Section II, Valley West, as of record in Book 3600, page 86, Register's Office for Davidson County, Tennessee.

Said Lot fronts 104 feet on the east side of Birch Bark Drive and runs back 196.93 feet on the north line and 184.39 feet on the south line to a dead line in the rear on which it measures 104.75 feet.

Being the same property conveyed to Pleas Andrew Ewing, Jr. and wife, Laverne B. Ewing, by Warranty Deed from Martin Construction Company, of record in Book 3902, page 665, said Register's Office. The said Pleas Andrew Ewing, Jr. is now deceased, with Laverne B. Ewing having predeceased Pleas Andrew Ewing, Jr. Pleas Andrew Ewing, Jr., died, leaving Pleas Andrew Ewing, III and Anna Ewing Bacon as his sole heirs. See Affidavit of Heirship of record in Instrument 20080512-0048962, said Register's Office.

THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved ( X ) property, known as 7211 Birch Bark Drive, Nashville, TN 37221

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 my hand this 7th day of May, 2008.

Anna Ewing Bacon

Davidson County DEEDWARR
Recvd: 05/12/08 14:51 2 pgs
Fees:13.00 Taxes:185.00

20080512-0048963

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 Anna Ewing Bacon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of May, 2008.

My Commission Expires: 11-22-10

Notary Public

