THIS INSTRUMENT PREPARED BY: **Mudter Morgan, Patterson & Akins** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 27592-04-2008** **Record & Return To:** **Gibson, Gregory & Gwen** **201 4th Avenue North, Suite 1900** **Nashville, TN 37219** File Box 9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $292,500.00. Affiant Subscribed and sworn to before me this 15th day of May, 2008. Notary Public My Commission Expires: My Commission Expires August 23, 2011

WARRANTY DEED

Address New Owner: Jacob Brooks Hill 933 Fatherland Street Nashville, TN 37206	**Send Tax Bills To:** New Owner	**Tax Information:** Map and Parcel No.: 082160173.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Craig P. Havighurst,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jacob Brooks Hill** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

and wife, Taylor Holliday

This is improved property located at 933 Fatherland Street, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 15th day of May, 2008.

Taylor Holliday

Craig P. Havighurst

Davidson County DEEDWARR
Recvd: 05/20/08 15:08 2 pgs
Fees:13.00 Taxes:1082.25
20080520-0051810

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Taylor Holliday and Craig Havighurst**, 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, at office, this 15th day of May, 2008.

Notary Public
My Commission Expires:

My Commission Expires August 23, 2011

EXHIBIT "A"

Land in Davidson County, Tennessee, being the westerly part of Lot No. 101 on the Plan of Barrow's Addition to Edgefield, now East Nashville as of record in Plat Book 1, page 13, Chancery Court at

EXHIBIT "A"

Land in Davidson County, Tennessee, being the westerly part of Lot No. 101 on the Plan of Barrow's Addition to Edgefield, now East Nashville as of record in Plat Book 1, page 13, Chancery Court at Nashville, part of Lot No. 44 on the Plan of Payne's Addition, as of record in Book 21, page 70, Register's Office for Davidson County, Tennessee, and part of Payne Street, now abandoned, described together as follows:

Beginning on the northerly margin of Fatherland Street at the corner of Lots No. 100 and 101 on the Plan of Barrow's Addition; thence with the line between said two lots, northwardly 170 feet to the southerly margin of an alley; thence with said alley, eastwardly 50 feet to the northwest corner of the property conveyed to Mrs. Louise Frank by deed from Wanda Miller and husband, of record in Book 1236, page 492, Register's Office for said County; thence with Frank's westerly line, southwardly 170 feet to the northerly margin of Fatherland Street; thence with said Street, westwardly 50 feet to the beginning.

Being the same property conveyed to Craig P. Havighurst, unmarried by deed dated October 28, 1996 from Bianca Ellis, unmarried of record in Book 10241, page 915, Register's Office for Davidson County, Tennessee. Craig P. Havighurst having since married.

This conveyance is made subject to:

1. 2008 City/County Taxes which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Plan Book 1, page 13, Chancery Court at Nashville.
3. All matters appearing on the Plan of record as Book 21, page 70, Register's Office for Davidson County, Tennessee.