WARRANTY DEED Davidson County DEEDWARR Recvd: 06/06/08 10:02 2 pgs Fees:13.00 Taxes:691.90 20080606-0058226	State of Tennessee County of Davidson The actual consideration or value, whichever is greater for this transfer is $187,000.00 Mary E Clay Affiant Subscribed and Sworn to me, this 5th day of June, 2008. Notary Public My commission expires: 3-21-09

PHYLLIS KEENAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Samuel F. Anderson, Attorney at Law, 392 Harding Place Suite 230, Nashville, Tennessee 37211

ADDRESS NEW OWNER	**SEND TAX BILLS TO:**	**MAP & PARCEL:**
Mary E. Clay 2330 Franklin Road Nashville TN 37204	SAME	MAP & PARCEL 11905015100

FOR AND IN CONSIDERATION of the sum of Ten Dollars, ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **McKinley Fred Johnson, III, ummarried,** hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **Mary E. Clay**, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 492, on the Plan of Grandview Heights, as shown on plat of record in Plat Book 161, pages 14 and 15, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to McKinley Fred Johnson, III (misspelled as McKinley Fred Johnson, LLL on deed) by deed from Nell Apple Highers, Trustee of the Nell Apple Highers Revocable Living Trust dated 1/9/01 of record in Instrument No. 20070824-0101663, Register's Office for Davidson County, Tennessee.

Taxes for the year 2008 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 161, Pages 14 & 15, said Register's Office.

This is (x) improved ( ) unimproved property known as 2600 Grandview Avenue, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 5th day of June, 2008.

McKinley Fred Johnson III

McKinley Fred Johnson, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **McKinley Fred Johnson, III** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of June, 2008.

Phyllis Keenan

Notary Public

My Commission Expires: 3-21-09

PHYLLIS KEENAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY