THIS INSTRUMENT PREPARED BY:
CHAFFIN, BURNSED & SMITH, PLLC
ONE AMERICAN CENTER, SUITE 550
3100 WEST END AVENUE
NASHVILLE, TN 37203
(615) 460-7478

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Davidson County DEEDWARR
Recvd: 09/18/08 12:33 3 pgs
Fees:18.00 Taxes:740.00
20080918-0095363

Tax Map: 092-08-0-104.00
092-08-0-105.00

The actual consideration or value, whichever is greater, for this transfer is $200,000.00.

Affiant

Subscribed and sworn to before me this the 17 day of September, 2008.

My Commission Expires: _____

Notary Public

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012

ADDRESS NEW OWNER(S) AS FOLLOWS:

Eric K. Wood, Sr.
(Name)
4424 Enchantment Circle
(Street Address)
Nashville, Tennessee 37218

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

WARRANTY DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **Patricia Christman, now known as Patricia Christman Clayton, a single woman**, hereinafter the "Grantor," has bargained and sold, and do by these presents transfer and convey, unto **Eric K. Wood, Sr. and Thomasena M. Wood, husband and wife,** collectively and hereinafter "Grantee," all of her interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Tract 1:

Land in Davidson County, Tennessee being the easterly 39 feet of Lot No. 43 on the Plat of John B. Hudson's Addition, as of record in Book 21, page 136, Register's Office for Davidson County, Tennessee, described as follows: Said part of said Lot fronts 39 feet on the southerly side of Jo Johnston Avenue, and runs back between parallel lines 160 feet to an alley.

Tract 2:

Being Lot No. 44 on the Map of John R. Hudson's Addition, of record in Book 21, page 136, Register's Office for Davidson County, Tennessee.
Said Lot fronts 50 feet on the south side of Jo Johnston Avenue, and runs back between parallel lines to a 20 feet alley in the rear. This distance not being shown on said Plan, but according to deed, which conveyed the property to Z.D. Brown, this distance was 160 feet.

Being a portion of the property conveyed to Patricia Christman by Deed of record in Instrument No. 20030331-0041623 recorded 3/31/2003, Register's Office for Davidson County, TN .

1715 &
BEING improved property known as: 1717 Jo Johnston Avenue, Nashville, TN 37203.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," their successors and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as stated herein as follows:

1. Davidson County taxes for the year 2008, a lien, which are not yet due and payable. Tax Parcel No. 092-08-0-104.00. Tax Parcel No. 092-08-0-105.00.
2. All matters shown on Plat recorded in Book 21, page 136, Register's Office for Davidson County, Tennessee.

Grantor further covenants and binds herself, her heirs and representatives to warrant and forever defend the title to said real estate to said Grantee, their heirs and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantor has caused her name to be affixed hereto on this 17th day of September, 2008.

Patricia Christman Clayton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Patricia Christman Clayton,** the within named Grantor, 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 in Nashville, Tennessee, this 17th day of September, 2008.

Notary Public

My Commission Expires: _____

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012

CERTIFICATE OF AUTHENTICITY

I, C. M. Fisher, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

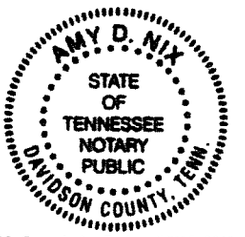
C. M. Fisher

State of Tennessee)
County of Davidson)

Personally appeared before me, Amy D. Nix, a notary public for this county and state, C. M. Fisher, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

Commission Expires: _____



My Commission Expires JULY 3, 2012