Davidson County DEEDWARR
Recvd: 10/15/08 10:27 2 pgs
Fees:13.00 Taxes:358.90
20081015-0103722

WARRANTY DEED

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,000.00

M. Lee Barrett Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th day of October, 2008

Notary Public:

MY COMMISSION EXPIRES: 11-22-10
(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:
M. Lee Barrett, Jr.	NEW OWNER	Parcel ID:
976 Murfreesboro Pike		12009004300
Nashville, TN 37217		

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

Alma Ray Grant and wife, Mary M. Grant

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

M. Lee Barrett, Jr., married

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:

LAND in Davidson County, Tennessee, being part of Lot 5A12 on the Plan of Glengarry Park, Section Five-A, as of record in Book 3300, Page 58, Register's Office for said County. Said lot fronts 70 feet on the northwesterly side of Glenpark Drive and runs back 177.3 feet more or less on the northeasterly line and 212.7 feet more or less on the southwesterly line to the Right of Way of Interstate Highway and measures 117 feet more or less thereon.

Being the same property conveyed to Alma Ray Grant and wife, Mary M. Grant by deed from Atlas Construction Company, a Tennessee Corporation, of record in Book 3865, Page 407, said Register's Office, dated March 1, 1965.

This conveyance is subject to Restrictive Covenants of record in Book 2743, Page 231; Book 3196, Page 148; and Book 3377, Page 567, Register's Office for said County.

This conveyance is made subject to: (1) 2008 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Book 3300, Page 58, said Register's Office.

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 523 Glenpark Drive, Nashville, TN 37217

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 14th day of October, 2008.

Alma Ray Grant
Alma Ray Grant

Mary M Grant
Mary M. Grant

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 Alma Ray Grant and Mary M. Grant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of October, 2008.

My Commission Expires: 11-22-10

Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.