Davidson County DEEDWARR
Recvd: 10/21/08 10:02 2 pgs
Fees:13.00 Taxes:3200.50

20081021-0105435

WARRANTY DEED

P-TOC-08-3800

STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $865,000.00

Carol A. Clawson
Affiant

Subscribed and sworn to before me, this 15th DAY OF October, 2008.

Notary Public

MY COMMISSION EXPIRES: 10-16-11
(AFFIX SEAL)

LAURA D. PEARSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Dr., Ste. 200
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey N. Hinson	Jeffrey N. Hinson	
3800 Abbott Martin Road	(NAME) 3800 Abbott Martin Road	
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville, TN 37215	116-12-096.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BROCK E. SMITH, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JEFFREY N. HINSON AND WIFE, AUDREY HINSON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in the 34th Councilman District of Nashville, Davidson County, Tennessee, being a part of lot 18 on the plan of Woodmont Lane Homesites recorded in Book 1130, page 13, Register's Office for said County and more particularly described according to an unrecorded Category I Survey prepared by John Kohl & Company, licensed Tennessee surveyors dated August 2, 2006, as follows:

Beginning in the North right of way of Abbott Martin Road at an iron pin located 45.27 feet West of a concrete monument at the Southwesterly turn-out of said Abbott Martin Road and Estes Road; thence along said Abbott Martin Road N 87 deg. 34 min. 11 sec. W, 129.48 feet to an iron pin at the corner of Lots 18 and 19; thence leaving said right of way N 7 deg. 45 min. 40 sec. W, 176.68 feet to a concrete monument at the common corner of Lots 18, 19, 24 and 25 shown on said plan; thence along the line of Lots 18 and 25, N 59 deg. 24 min. 07 sec. E, 39.12 feet to an iron pin; thence S 67 deg. 23 min. 38 sec. E, 16.52 feet to an iron pin in the line of Lots 17 and 18; thence along the line of said Lots 17 and 18, S 28 deg. 15 min. 01 sec. E, 220.36 feet to the point of beginning and containing 0.39 acre, more or less.

Being the same property conveyed to Brock E. Smith, unmarried by deed from Hazel I. Hughes also known as Hazel M. Hughes of record in Instrument 200608070096521 on 08/04/2006 and filed for record on 08/07/2006, Register's Office for DAVIDSON County.

unimproved ( )
This is improved (X) property, known as 3800 Abbott Martin Rd, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 15th day of October, 2008.

Brock E. Smith
By: [signature], attorney-in-fact
Brock E. Smith

STATE OF Tennessee
COUNTY OF DAVIDSON

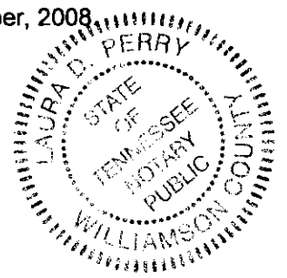
On this the 15th day of October, 2008, before me personally appeared Paul F. Soper to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Brock E. Smith, unmarried and who acknowledged he/she/they executed the same as the free act and deed of the said Brock E. Smith, unmarried.

Witness my hand and official seal, this the 15th day of October, 2008.

Notary Public

My Commission Expires: 10-16-11

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton I
Franklin, TN 37067
Phone: (615)599-9959