ADDRESS NEW OWNERS and
SEND TAX BILLS:
HOWARD CARTER and wife
PEGGY CARTER and TROY CARTER
109 Carline Ave.
Hendersonville TN 37075

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

Davidson County DEEDWARR
Recvd: 10/29/08 13:42 2 pgs
Fees:13.00 Taxes:148.00
20081029-0107990

MAP PARCEL NUMBER:
73 - 5 - 18

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JERRY D. ALDERSON, INDIVIDUALLY and as EXECUTOR OF THE ESTATE OF FLORENCE ALDERSON, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to HOWARD CARTER and wife, PEGGY CARTER, and TROY CARTER, as joint tenants with right of survivorship, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

> LAND in Davidson County, Tennessee, being Lot No. 245 on the map of Dalewood, Section Four as of record in Book 1835, Page 21, Register's Office for said County.
>
> SAID Lot No. 245 fronts 62 feet on the east side of Fernwood Drive and runs back between parallel lines 170 feet to a dead line.
>
> BEING the same property conveyed to Florence Alderson by deed of record in Book 4676, Page 454, Register's Office for Davidson County, Tennessee. Florence Alderson having died on July 16, 2008, leaving a Will of record in Docket No. 08P-1271, Probate Court for Davidson County, Tennessee. Said Will leaves the entire estate to Jerry D. Alderson, who is also named as the Personal Representative.
>
> Subject to all matters shown on the above referenced plat and to restrictions of record.
>
> This is improved property known as 2219 Fernwood Drive, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTOR covenants with GRANTEES that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTOR further covenants and binds himself, his heirs, successors and assigns to warrant and defend the title to the said

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365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 28 day of October, 2008.

× Jerry Alderson
× Jerry Alderson Executor

JERRY D. ALDERSON, INDIVIDUALLY
and as EXECUTOR OF THE
ESTATE OF FLORENCE ALDERSON

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, JERRY D. ALDERSON, INDIVIDUALLY and as EXECUTOR OF THE ESTATE OF FLORENCE ALDERSON, 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, in the capacity stated.

Witness my hand at office this 28 day of October, 2008.

NOTARY PUBLIC

My Commission Expires:
10/24/09

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $40,000.00.

Bruce Cant
AFFIANT

Subscribed to and sworn before me, this the 28 day of October, 2008.

NOTARY PUBLIC

My Commission Expires:
10/24/09

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

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