OWNER:

SARAH A. TAMS
705 Harpeth Trace Drive
Nashville, TN 37221

SEND TAX BILLS TO:
NEW OWNER

Map/Parcel 143-02-C-36CO

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Avenue
Lebanon, TN 37087

FROM INFORMATION
SUPPLIED BY THE PARTIES
NO TITLE OPINION REQUESTED

Space for Recorder's stamp

Davidson County DEEDWARR
Recvd: 11/06/08 09:05 3 pgs
Fees:18.00 Taxes:610.50
20081106-0110380

DEED

FOR AND IN CONSIDERATION of the sum of One Hundred Sixty-Five Thousand Dollars ($165,000.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **KATHRYN A. TAMS, unmarried,** have this day bargained and sold and by these presents do hereby transfer and convey unto **SARAH A. TAMS,** her heirs and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

> Land in Davidson County, Tennessee, being Unit No. 36 on the Plan of Harpeth Knoll Subdivision, a planned unit development of record in Book 5200, page 764, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete legal description.
>
> Being the same property conveyed to Kathryn A. Tams by quitclaim deed from James F. Tams, unmarried, dated May 6, 2004, shown of record in Instrument Number 20040616-0071210, Register's Office for Davidson County, Tennessee.
>
> This description is the same as in the prior deed.
>
> THIS IS IMPROVED PROPERTY known as 705 Harpeth Trace Drive, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said **SARAH A. TAMS**, her heirs and assigns, in fee simple, forever.

I COVENANT with said Grantee that I am lawfully seized and possessed of said property; that I have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and that I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all restrictions, easements, rights-of-way, and roadways, zoning and other matters as may affect the premises.

POSSESSION to be given with delivery of deed.

Property taxes for the year 2008 shall be prorated as of the date of this deed.

WITNESS MY SIGNATURE hereto this 30 day of Oct, 2008.

Kathryn A. Tams
KATHRYN A. TAMS

STATE OF FLORIDA
COUNTY OF MANATEE

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, KATHRYN A. TAMS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30 day of OCTOBER, 2008.

KATHRYN ANN TAMS
FL DL T520-501-51-529-0

Martha Leguizamon
Notary Public

My commission expires: MAY 1, 2010

MARTHA LEGUIZAMON
Notary Public - State of Florida
My Commission Expires May 1, 2010
Commission # DD 547141
Bonded Through National Notary Assn

The actual consideration or value, whichever is greater, for this transfer is $165,000.00.

Sarah A. Tams
Affiant

Sworn to and subscribed to before me, this the 30 day of OCTOBER, 2008.

SARAH ALLISON TATTS
TENN DL. 076097003

Martha Leguizamon
Notary Public

My commission expires: MAY 1, 2010

MARTHA LEGUIZAMON
Notary Public - State of Florida
My Commission Expires May 1, 2010
Commission # DD 547141
Bonded Through National Notary Assn.