Davidson County DEEDWARR
Recvd: 11/26/08 10:57 3 pgs.
Fees:18.00 Taxes:1043.40

20081126-0115798

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $282,000.00.

Affiant

Subscribed and sworn to before me, this 21 day of November, 2008.

Notary Public
My commission expires: 7-24-10

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

02-0811-46297

Address of New Owner:	Send Tax Bills to:	Tax Information
Joel Rodrigue 6329 Percy Drive Nashville TN 37205	New Owner	129-11-0-070.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, The Clarke Family Trust, dated June 29, 2004, John S. Clarke and Jenny Clarke, Successor Trustees, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Joel Rodrigue and wife, Patricia Rodrigue, hereinafter called the Grantees, their successors 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 Lot No. 202, on the Plan of Warner Park Valley, Section I, of record in Book 3600, Page 4 (erroneously referenced in prior deed as Pages 12, 13, and 14), Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles A. Clark and wife, Joan C. Clark by deed from James C. LaPlant and wife, Mary Lou LaPlant, dated August 12, 1969, recorded August 12, 1969, of record in Book 4356, Page 887, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to The Clarke Family Trust, dated June 29, 2004, Charles A. Clarke and Joan C. Clarke, Trustors and/or Trustees by Quitclaim Deed from Charles A. Clarke and wife, Joan C. Clarke, dated June 29, 2004, recorded August 3, 2004, of record in Instrument No. 20040803-0092863, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6329 Percy Drive, Nashville, TN 37205

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 20 day of November, 2008.

John S. Clarke, as Successor Trustee

STATE OF Washington
COUNTY OF King

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named John S. Clarke, Successor Trustee of The Clarke Family Trust, dated June 29, 2004, John S. Clarke and Jenny Clarke, Successor Trustees, 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 in the capacity and for the purposes therein contained.

Witness my hand in Seattle, Wa, ____, this 20 day of November, 2008.

KIM SMEDSRUD NOTARY PUBLIC 09-29-12 STATE OF WASHINGTON

Notary Public

My Commission expires: 9.29.12

WITNESS my hand this 20th day of November, 2008.

Jenny Clarke, as Successor Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Jenny Clarke, Successor Trustee of The Clarke Family Trust, dated June 29, 2004, John S. Clarke and Jenny Clarke, Successor Trustees, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Brentwood, TN, this 20th day of November, 2008.

Notary Public

My Commission expires:_____

Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212

WITNESS my hand this _____ day of November, 2008.

_____
John S. Clarke, as Successor Trustee

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named John S. Clarke, Successor Trustee of The Clarke Family Trust, dated June 29, 2004, John S. Clarke and Jenny Clarke, Successor Trustees, 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 in the capacity and for the purposes therein contained.

Witness my hand in _____, _____, this _____ day of November, 2008.

_____
Notary Public

My Commission expires:_____

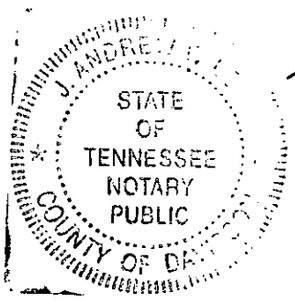
WITNESS my hand this 20th day of November, 2008.

Jenny Clarke, Successor Trustee
Jenny Clarke, as Successor Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Jenny Clarke, Successor Trustee of The Clarke Family Trust, dated June 29, 2004, John S. Clarke and Jenny Clarke, Successor Trustees, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Brentwood, TN, this 20th day of November, 2008.



_____
Notary Public

My Commission expires: 1/23/10