This Instrument Prepared By:
Rebecca T. Garland, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 11/26/08 10:59 2 pgs
Fees:13.00 Taxes:432.90
20081126-0115800

ADDRESS NEW OWNER:
Elizabeth Hampton
701 Grove Park Drive
Nashville, Tennessee 37206

SEND TAX BILL TO:
~~**Mortgagee**~~
New Owner

MORTGAGEE:

MAP **83-7**
GROUP
PARCEL **82**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **J. W. Riggle, Trustee U/A/D Nov 6, 1996 of the Riggle Joint Revocable Living Trust Agreement, as amended by the Restatement of the Riggle Trust,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Elizabeth Hampton**, hereinafter called the GRANTEE, her 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 Lot No. 42 on the Plan of Rolling Acres Subdivision No. Two, Section I, of record in Plat Book 1424, page 45, Register's Office, Davidson County, Tennessee.

Said Lot No. 42 begins at a point in the Westerly margin of Groves Park Road at the corner of Lot Nos. 41 and 42; thence with the line between said lots Westerly 132.18 feet to a point; thence Southerly 95 feet to a point in the Northerly margin of Eastland Avenue; thence with the margin of same Easterly 112.55 feet to the beginning of a curve; thence around said curve Northeasterly 31.88 feet to the Westerly margin of Groves Park Road; thence with the margin of same Northerly 80 feet to the point of beginning.

Being the same property conveyed to J. W. Riggle and Katherine Riggle, Trustees U/A/D Nov 6, 1996 of the Riggle Joint Revocable Living Trust,as amended by the Restatement of the Riggle Trust by deed from John W. Riggle and wife, Mary Katherine Riggle, Individually of record in Book 10255, page 49, Register's Office for Davidson County, Tennessee. The said Katherine Riggle having since died on December 11, 2006.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2008 and subsequent years.

This is **improved** property known as **701 Grove Park Drive, Nashville, Tennessee 37206.**

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, her heirs and assigns , forever, and, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 the **21st** day of **November, 2008.**

Trustee

J. W. Riggle, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **J. W. Riggle, Trustee U/A/D Nov 6, 1996 of the Riggle Joint Revocable Living Trust,as amended by the Restatement of the Riggle Trust** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 21st day of November, 2008.

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $117,000.00.

AFFIANT

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

Karen C. Asplint
NOTARY PUBLIC

My Commission Expires: 7/5/2011

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