ADDRESS NEW OWNERS and
SEND TAX BILLS:
JAMES M. ALLRED and
CHELSEA L. KING
110 E Marthona Rd.
Madison, TN 37115

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

MAP PARCEL NUMBER:
42 - 15 - 69

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, DAVID RONALD SCUTT and wife, PAULINE LOUISE DUNN SCUTT, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to JAMES M. ALLRED, unmarried, and CHELSEA L. KING, unmarried, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

LAND in the 11th, formerly 19th, Civil District of Davidson County, Tennessee, Being Lots Nos. 200, 201, 202, 203, 204, 205, 206 and 207 of Block "B" on the Plan of Marthonna, not of record, described according to a printed copy of said plan, as follows:

BEGINNING on the westerly margin of Ezell Road (Now East Marthonna Road) at a point 341.9 feet south of the southerly margin of Old Hickory Blvd; thence north 86 degrees 2 minutes west 432.3 feet, more or less, to the easterly line of Lot No. 31; thence with the easterly line of said Lots Nos. 31 to 38 inclusive, southwardly 189.3 feet to the northwest corner of Lot No. 199; thence with the northerly line of Lot No. 199 eastwardly 425.35 feet, more or less, to the westerly margin of Ezell Road (now East Marthonna Road); thence with said road northwardly 189.3 feet to the beginning.

INCLUDED in the above description but expressly excluded from this conveyance is .98 acre previously sold to Pedro Reyes, of record in Instrument No. 20080707-0069491, Register's Office for Davidson County, Tennessee.

BEING part of the same property conveyed to David Ronald Scutt and wife, Pauline Louise Dunn Scutt, by deed of record in Book 4548, Page 949, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 110 East Marthona Road, Madison, Tennessee 37115.

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.

TIMOTHY D. FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Davidson County DEEDWARR
Recvd: 12/12/08 12:11 2 pgs
Fees:13.00 Taxes:495.80
20081212-0119687

GRANTORS covenant with GRANTEES that they are 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.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 9 day of December, 2008.

DAVID RONALD SCUTT

PAULINE LOUISE DUNN SCUTT

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, DAVID RONALD SCUTT and wife, PAULINE LOUISE DUNN SCUTT, the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 9 day of December, 2008.

NOTARY PUBLIC

My Commission Expires:
8/24/09

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

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ Williamson

The actual consideration or value, whichever is greater for this transfer is $134,000.00.

AFFIANT

Subscribed to and sworn before me, this the 9th day of December, 2008.

NOTARY PUBLIC

My Commission Expires:
11-22-2010

DONNA J. CURRY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

return to:
QUALITY TITLE & ESCROW
5111 Maryland Way
Brentwood TN

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365 WEST MAIN STREET
HENDERSONVILLE, TN
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