WARRANTY DEED

The actual consideration or value for this transfer is $ 180,000.00

AFFIANT

STATE OF TENNESSEE
COUNTY OF Davidson

SWORN TO AND SUBSCRIBED before me this 11th day of DECEMBER, 2008.

NOTARY PUBLIC
My Commission Expires: 8/21/12

STATE OF TENNESSEE NOTARY PUBLIC DAWN N. KEMP SUMNER COUNTY

Davidson County DEEDWARR
Recvd: 12/18/08 09:59 2 pgs
Fees:13.00 Taxes:666.00

20081218-0121050

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 2217 Old Hickory Blvd, Old Hickory, TN 37138, 615-847-2000

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
PATRICIA McINTYRE 509 Old Hickory Blvd Old Hickory, Tennessee 37138	New Owner	044-11-0 / 008.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by PATRICIA McINTYRE, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **LISA DIXON SIEBEL**, a married woman, the GRANTOR herein, has bargained and sold, and by these presents do transfer and convey unto:

PATRICIA McINTYRE, unmarried, the GRANTEE herein, her heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in the 4th Civil District of Davidson County, Tennessee described as follows:

Beginning at a concrete monument at the North end of the return at the northwest corner of the intersection of Bryan Street and Old Hickory Boulevard, said monument being the Westerly margin of Old Hickory Boulevard as shown on the Plan of Section "D" as of record in Book 1424, page 65, Registers' Office for Davidson County, thence North 54° 27' East 55 feet to a point in the Easterly margin of Old Hickory Boulevard; thence South 35° 33' East 17.2 feet along the Easterly margin of Old Hickory Boulevard at an iron pin located in the Northwest corner of the property and **being the point of beginning**, and running thence the following courses and distances: North 54° 27' East 130 feet to an iron pin; thence South 35° 33' East 100 feet to an iron pin; thence South 54° 27' West 130 feet to an iron pin located in the Easterly margin of Old Hickory Boulevard, said point being 30 feet from the centerline thereof; thence along the easterly margin of Old Hickory Boulevard and 30 feet from the center line thereof, North 35° 33' West 100 feet to an iron pin, being the point og beginning.

Being all the same property conveyed to Thomas E. McMurtry and wife Willie Z. McMurtry by Warranty Deed from Wendell W. Wilson and wife Jessie Bess Wilson dated August 13th 1968, and of record in Book 4262, page 959, Register's Office for Davidson County, Tennessee. Subsequently, Willie Z. McMurtry died leaving Thomas E. McMurtry as the surviving Tenant by the entirety. Thomas E. McMurtry, a/k/a Thomas Elmer McMurtry died Testate, in Davidson County, Probate Case #07P751, devising said Property to Lisa Dixon Siebel. A copy of said Will being of record as Instrument #20071008-0119675 Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

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, their heirs and assigns, forever. I do covenant with the said GRANTEE that I am 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. I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons WHOMSOEVER.

The herein described property is subject to the following:
2008 Property taxes are to be prorated and assumed by the GRANTEES.
Restrictions filed of record in the Register's Office for Davidson County, Tennessee

This is improved property known as: 509 Old Hickory Blvd, Old Hickory, TN 37138.

Grantor first being sworn according to law, makes oath as says that the property conveyed herein is not her principal residence, nor the principal residence of her spouse or any dependant, and this conveyance is not made to defeat the rights of any third party.

Sworn to and Witness my hand this 10th day of DECEMBER, 2008.

LISA DIXON SIEBEL

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, Leroy J. Ellis IV, a Notary Public in and for said County and State, the within named LISA DIXON SIEBEL the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Old Hickory, Tennessee this 10th day of DECEMBER, 2008.

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 3-10-12

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WARRANTY DEED

From: LISA DIXON SIEBEL
a married woman

To: PATRICIA McINTYRE

Property:
509 Old Hickory Blvd
Old Hickory, TN. 37138

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
johnny@ljelaw.com
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003

&

2217 Old Hickory Blvd.
Old Hickory, Tennessee
615-847-2000

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