This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 01/12/09 14:07 2 pgs
Fees:13.00 Taxes:529.10
20090112-0002877

ADDRESS NEW OWNER:
Sandra Presgrove
115 Dellrose Drive
Nashville, TN 37214

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Renasant Bank
220 Abbott Martin Road, Suite 103
Nashville, TN 37215

MAP 84-14
GROUP
PARCEL 153

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, **Alice Green Conner,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Sandra Presgrove**, 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. 23 on the Plan of Section Two, Donelson Meadows, of record in Plat Book 2133, page 100-101, Register's Office, Davidson County, Tennessee.

Said Lot No. 23 fronts 120.49 feet on the easterly side of Dellrose Avenue and runs back 174.8 feet on the north line and 160.4 feet on the southerly line to a dead line, measuring 48.9 feet thereon.

Being the same property conveyed to Alice Green Conner by deed from Claudia Green Bradley of record in Instrument No. 20090112-0002875, Register's Office for Davidson County, Tennessee and by deed from Albert Daniel Green of record as Instrument No. 20090112-0002876, said Register's Office.

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 2009 and subsequent years.

This is **improved** property known as **115 Dellrose Drive, Nashville, Tennessee** 37214.

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, GRANTOR does covenants with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind herself, her 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 my hand this the **30th** day of **December, 2008.**

Alice Green Conner

Alice Green Conner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Alice Green Conner**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 30th day of December, 2008.

~~Robert M. Loffi~~
NOTARY PUBLIC

My Commission Expires: ~~5/8/2012~~ 7-5-11

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $143,000.00.

Alice Green Conner
AFFIANT

Subscribed and sworn to before me on this 30th day
of December, 2008.

~~Robert M. Loffi~~
NOTARY PUBLIC

My Commission Expires: ~~5/8/2012~~ 7-5-11