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

Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Catherine G. Garrett
1773 Hillmont Drive
Nashville, Tennessee 37215

Davidson County DEEDWARR
Recvd: 01/12/09 14:09 2 pgs
Fees:13.00 Taxes:3330.00
20090112-0002879

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Bank of America
P O Box 45140
Jacksonville, FL 32232-5140

MAP 117-15
GROUP
PARCEL 202

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, **Alan D. Adams, Inc.,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Catherine G. Garrett, unmarried,** hereinafter called the GRANTEE, his heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of portions of Lots 24 & 25 Glen Echo Subdivision, of record in Plat Book 20070417-0045711, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular descriptjion of said property.

Being the same property conveyed to Alan D. Adams, Inc. by deed from Mattie H. Parham, unmarried woman dated May 31, 2007 of record in Instrument no. 20070604-0066261, Register's Office for Davidson County, Tennessee.

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 **1773 Hillmont Drive, Nashville, Tennessee 37215.**

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, his heirs and assigns, , forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.**

Alan D. Adams, Inc.

By: _____
, by Alan D. AdamsPresident

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Alan D. Adams** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be of **Alan D. Adams, Inc.**, the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

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

_____
NOTARY PUBLIC

JIM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMMISSION EXPIRES APRIL 14, 2012

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $900,000.00

_____
AFFIANT

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

_____
NOTARY PUBLIC

My Commission Expires: May 8, 2012

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY