Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 03/13/09 09:07 2 pgs
Fees:13.00 Taxes:934.25

20090313-0022696

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $252,500.00

Affiant

Subscribed and sworn to before me, this 12th **day of** March, **2009.**

Notary Public
My commission expires: May 22, 2010

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

03-0902-35812

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Blaine Archer	Pinnacle National Bank	118-01-0-171
1105 Paris Avenue	211 Commerce Street, Ste 300	
Nashville TN 37204	Nashville, TN 37201	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jeffrey Victor Carr, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Blaine J. Archer, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 76 on the Map of Dr. L.G. Noel's Second Subdivision of Idlewild, of record in Book 332, Page 77, Register's Office for said County.

Being the same property conveyed to Jeffrey Victor Carr by deed from Hettie Harris Collier, a widow and as sole beneficiary and Co-Executrix of the Estate of Josie Collier, and Naomi E. Adams, Co-Executrix, by deed dated November 30, 1992, recorded December 11, 1992, of record in Book 8799, Page 906, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1105 Paris Avenue, Nashville, TN 37204

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their 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 12th day of March, 2009.

Jeffrey Victor Carr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jeffrey Victor Carr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 12th day of March, 2009.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires 02/22/09