BILL GARRETT, Davidson County
Trans:T20090024388 DEEDWARR
Recvd: 04/14/09 09:33 2 pgs
Fees:13.00 Taxes:92.13
20090414-0033484

This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L#4038-7C

ADDRESS NEW OWNER:
William L. Bryant
305 Highland Heights Drive
Goodlettsville, TN 37072

SEND TAX BILL TO:
Owner

MORTGAGEE:

MAP **26.01**
GROUP
PARCEL **69.00 & 53.00**

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Wilson Bank & Trust** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **William L. Bryant and wife, Kim K. Bryant**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land located in the 10th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Being Lot No. 7 on the Map of Roscoe Place, of record in Book 843, page 72, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Wilson Bank & Trust by Substitute Trustees Deed from Robert Evans Lee, Substitute Trustee dated December 12, 2008, of record at Instrument No. 20081218-0120991, Register's Office, Davidson County, Tennessee.

AND

A certain tract or parcel of land located in the 10th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Being Lot No. 8 on the Map of Roscoe Place, of record in Book 843, page 72, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Wilson Bank & Trust by Quitclaim Deed from William H. Dorris and Robert B. Huffine dated March 31, 2009, of record at Instrument No. 20090407-0031746, Register's Office, Davidson County, Tennessee.

This is improved property known as 141 Two Mile Pike, Goodlettsville, Tennessee 37072. Possession is to be given on April 10, 2009.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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 and assigns, forever; and,

GRANTOR does covenant with the said GRANTEES that he has not made, done, executed, allowed or suffered any act, instrument or thing whatsoever whereby said land, or any part thereof, now or at any time hereafter, shall be charged or encumbered in any manner whatsoever; and,

GRANTOR does further covenant and bind himself, his successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming by through or under said GRANTOR, **BUT NOT OTHERWISE**.

WITNESS our hands this the 10th day of April, 2009.

Ralph Mallicoat, Senior Vice President

STATE OF TENNESSEE)
COUNTY OF WILSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Ralph Mallicoat** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Senior Vice President of Wilson Bank & Trust,** the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal at office this 10th day of April, 2009.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11-15-10

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater, for this transfer is $24,900.00.

AFFIANT

Subscribed and sworn to before me on this 10th day of April, 2009.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11-15-10