THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 09071878** BILL GARRETT, Davidson County Trans:T20090051939 DEEDWARR Recvd: 07/31/09 14:14 2 pgs Fees:13.00 Taxes:2867.50 20090731-0071931	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $775,000.00. Rachel Arnold Affiant Subscribed and sworn to before me, this 30th day of July, 2009. Kate Rosenthal Notary Public My Commission Expires: 11/22/10 Kate Rosenthal NOTARY PUBLIC TENNESSEE STATE OF Sumner County

WARRANTY DEED

Address New Owner: Delane S. Brewer and Gene S. Brewer 214 Hillwood Blvd Nashville TN 37205	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 10314006300

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Shepley Smith and wife, Shannon Smith** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Delane S. Brewer and husband, Gene S. Brewer**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY 20.1 FEET FRONT AND 20 FEET REAR OF LOT NO. 13, ALL OF LOT NO. 14 AND THE EASTERLY 61 FEET FRONT AND 60 FEET REAR OF LOT NO. 15 OF BLOCK "A" ON THE MAP OF HILLWOOD ESTATES, AS OF RECORD IN BOOK 1835, PAGES 59 AND 60 (ERRONEOUSLY REFERRED TO AS BOOK 1885, PAGE 59 AND 60), REGISTER'S OFFICE FOR SAID COUNTY. SAID PART OF LOT NO. 13, ALL OF LOT NO. 14 AND PART OF LOT NO. 15 FRONT TOGETHER 181.5 FEET ON THE NORTHERLY SIDE OF HILLWOOD DRIVE AND RUN BACK 275 FEET, MORE OR LESS, ON THE WESTERLY LINE AND 258 FEET, MORE OR LESS, ON THE EASTERLY LINE TO A DEAD LINE, MEASURING 180 FEET THEREON. BEING THE SAME PROPERTY CONVEYED TO SHEPLEY SMITH AND WIFE, SHANNON SMITH BY WARRANTY DEED FROM ROBERT STOUT AND SPOUSE, DEBORAH STOUT, RECORDED ON THE 1ST DAY OF JUNE, 2006 IN INSTRUMENT NO. 20060601-0064496, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property located at 214 Hillwood Blvd Nashville TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of July, 2009.

Shepley Smith

Shannon Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Shepley Smith and Shannon Smith, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of July, 2009.

Notary Public

My Commission Expires: 11/22/10

Kate Rosenthal
STATE OF TENNESSEE NOTARY PUBLIC
Sumner County