PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans: T20090059447 DEEDWARR
Recvd: 08/31/09 12:09 2 pgs
Fees: 13.00 Taxes: 1010.10
20090831-0081461

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 50165
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Donald York Kathleen York 4400 Belmont Park Terrace #143 Nashville, Tennessee 37215	New Owner

TAX MAP-PARCEL NUMBERS: 131030B14300CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$273,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert B. McConnell and spouse, Lois P. McConnell**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Donald York and spouse, Kathleen York** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Building Lot No. 143 on the Plan of, Section Two of Arden Place of record in Book 4675, page 119, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert B. McConnell and wife, Lois P. McConnell by warranty deed from Sherman M. Hunt and wife, Marsha Mason Hunt, dated April 30, 2003 and recorded on May 5, 2003 of record in Doc. No. 20030505-0059287, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2009, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4675, Page 119, said Register's Office, which Plan shows a minimum building setback line and easement to which Plan reference is hereby made for a more complete description. The Declaration of Covenants, Conditions and Restrictions of record in Book 4628, page 473, Book 4754, page 455, Book 4819, page 564, Book 4916, page 277, , Book 5019, page 942, Book 5091, page 66 Book 5129, page 120, Book 5163, page 384 Book 5231, page 375 Book 5351, page 592 Book 5514, page 636, Doc. No. 20070816-0098235, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 4400 Belmont Park Terrace # 143, 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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of August, 2009.

Robert B. McConnell

Lois P. McConnell

State of TENNESSEE

County of DAVIDSON

On this 27th day of August, 2009 , before me the undersigned authority, personally appeared Robert B. McConnell and Lois P. McConnell , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: My Commission Expires May 2, 2011

Notary

State of TENNESSEE

County of ~~DAVIDSON~~ Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $273,000.00

Affiant

Sworn and subscribed before me this the 27th day of August, 2009

Notary Public

My Commission Expires: 05-06-13

GEORGETTE R. KENNEDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY