Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

ADDRESS NEW OWNER:
Amy Rebecca Dodson
Jason Bradley Dodson
7455 Stacy Drive
Nashville, TN 37221

SEND TAX BILL TO:
SunTrust Mrotgage, Inc.
P.O. Box 57028
Irvine, CA 92619-7028

MAP & PARCEL NOS.:
142-02-0 61

BILL GARRETT, Davidson County
Trans:T20090061892 DEEDWARR
Recvd: 09/09/09 14:01 2 pgs
Fees:13 00 Taxes:958.30
20090909-0084528

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Donald L Smith and Victoria A. Smith, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Amy Rebecca Dodson and Jason Bradley Dodson, wife and husband** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Cross Timbers, Section 2, of record in Book 3700, Page 92, Register's Office for said County, to which said plan reference is hereby made for a more detailed description of said lot.

Being the same property conveyed to Donald L. Smith and wife, Victoria A. Smith, from Hercules Panayiotou and wife, Patricia Panayiotou, by Warranty Deed recorded on November 10, 1993, in Book 9147, Page 738, Register's Office for Davidson County, Tennessee.

This is property with a common address of 7455 Stacy Drive, Nashville, TN 37221.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: **(1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) The Plan of Record in Book 3700, Page 92, said Register's office and all matters therein.**

DL VS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $259,000.00.

Affiant

Subscribed and sworn to before me this 27th day of August, 2009.

Notary Public

My Commission Expires: 5-6-2013

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires MAY 6, 2013

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **27th** day of **August, 2009**.

Donald L Smith

Victoria A. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Donald L Smith and Victoria A. Smith, husband and wife** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **27th** day of **August, 2009**.

Notary Public
My Commission Expires: 5-6-2013

File No. 0908-252

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires MAY 6 2013