03

Realty Title

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $60,000.00

Rachelle Caudill
Affiant

Subscribed and sworn to before me, this 9th day of October, 2009

Diane K. Mann
Notary Public
My commission expires: 02/11/13

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

03-0909-36211

Address of New Owner:	Send Tax Bills to:	Tax Information
Mark A. Hayes 73 White Bridge Road, Ste.103, #135 Nashville TN 37205	New Owner	91-07-0-124

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, **K. Brett Chrisp (erroneously referred to as K. Brent Chrisp in prior deed)** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Mark A. Hayes and wife, Dawn M. Hayes**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being the westerly 20 feet of Lot No. 1108, and all of Lot No. 1110, Block 174, Plan #1, West Nashville, of record in Book 57, Pages 74 and 75, Regisiter's Office for Davidson County, Tennessee.

SAID part of Lot No. 1108 and all of Lot No. 1110 adjoin and front together 45 feet on the southerly margin of Tennessee Avenue and extend back southerly between parallel lines, 150 feet to an alley.

Being the same property conveyed to K. Brent Chrisp. by deed from Shamrock Holdings, Inc. of record in Book 10365, Page 587, Regisiter's Office for Davidson County, Tennessee.

Subject property is not, nor ever has been, the principal residence of grantor herein.

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 5207 Tennessee Avenue, Nashville, TN 37209

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.

BILL GARRETT, Davidson County
Trans:T20090069990 DEEDWARR
Recvd: 10/14/09 12:51 2 pgs
Fees:13.00 Taxes:222.00
20091014-0095246

WITNESS my hand this 9th day of October, 2009.

K. Brett Chrisp

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **K. Brett Chrisp**, 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 9th day of October, 2009.

Rachelle Caudill
State of Tennessee at Large

My Commission expires: 09/22/2010

RACHELLE CAUDILL
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY