BILL GARRETT, Davidson County
Trans: T20090078972 DEEDWARR
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Fees: 12.00 Taxes: 0.00
20091119-0106794

This instrument prepared by:
Michael P. Davis, Attorney
201 4th Avenue North
Nashville, TN 37219

New Owner's Address:
Wendell and Betty Williams
2112 Jade Drive
Nashville, TN 37210

Send Tax Bills:
SAME

Map/Par No.: 09514002800

WARRANTY DEED
(FOR THE PURPOSE OF CREATING A TENANTS BY THE ENTIRETY)

THIS INDENTURE, made this 19th day of November, 2009 between

Betty Brown Baker

of Davidson County, Tennessee, hereinafter referred to as **Grantor**, and

Wendell Williams and wife, Betty Williams (formerly known as Betty Brown Baker), as tenants by the entireties

of Davidson County, Tennessee, hereinafter referred to as **Grantee**.

WITNESSETH: That said Grantor, for and in consideration of the sum of One and 00/100 Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee the following described premises situated in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of the Elm Hill Acres, Section No. 1, as of record in Book 2331, page 67, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 59 fronts 80 feet on the north side of Jade Drive and runs back between lines 225 feet on the west line and 229.4 feet on the east line to a dead line in the rear on which it measures 50 feet.

Being the same property conveyed to Betty Brown Baker, by deed from Edward H. Baker, Pamela J. Allen and Richard S. Baker, of record in Book 9368, page 737, said Register's Office.

THIS CONVEYANCE is made subject to restrictive covenants, easements, and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate, title, and interest thereunto belonging unto the said Grantee, his/her heirs and assigns forever.

And said Grantor does hereby covenant with said Grantee, that Grantor is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that Grantor will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said Grantor hereunder sets his/her hand and seal the day and year first above written.

Betty Williams

Betty Williams
(formerly known as Betty Brown Baker)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Betty Williams, the within named bargainor, with whom I am personally acquainted (or prove to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my had and official seal at office this 19th day of November, 2009.

Notary Public

My Commission Expires: _____

BRANDY K. PIRK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

Affiant

Sworn to and subscribed before me, this 19th day of November, 2009.

Notary Public

My Commission Expires:_____

BRANDY K. PIRK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO T.C.A. § 67-4-409.