THIS INSTRUMENT PREPARED BY:
CHAFFIN & BURNSED, PLLC
THE FRIDRICH BUILDING, FIRST FLOOR
2909 POSTON AVENUE
NASHVILLE, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 01/20/10 15:33 2 pgs
Fees:13.00 Taxes:2601.10
20100120-0005034

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 130-10-0-093.00

The actual consideration or value, whichever is greater, for this transfer is $703,000.00.

Affiant

Subscribed and sworn to before me this the 14th day of January, 2010.

My Commission Expires: _____

Notary Public

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012

ADDRESS NEW OWNER(S) AS FOLLOWS:

Charles W. Atwood
(Name)
916 Chancery Lane
(Street Address)
Nashville, Tennessee 37205
(City, State, Zip Code)

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

WARRANTY DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **R. Rick Hart**, an unmarried person, hereinafter referred to as the "Grantor," has bargained and sold, and does by these presents transfers and conveys, unto **Charles W. Atwood and Elisabeth G. Atwood,** husband and wife**,** hereinafter, collectively referred to as "Grantees," all of his right, title and interest in that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lots No. 11, 13 and 13, Block 3, on the Plan of Manors of Belle Meade, as of record in Book 547, page 152, Register's Office for said County.

Said Lots 11, 12 and 13 front together 193.5 feet on the easterly side of Chancery Lane and run back 186.4 feet on the northerly line and 175 feet on the southerly line, to a line in the rear on which they measure 129.3 feet thereon.

Being the same property conveyed to R. Rick Hart by Deed of record in Book 11179, Page 117 recorded 10/30/1998, Register's Office for Davidson County, Tennessee.

BEING improved property known as: 916 Chancery Lane, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantees," their heirs, successors and/or assigns forever; and "Grantor" does covenant with the said "Grantees" that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as stated herein as follows:

1. Davidson County taxes for the year 2009, a lien, due and payable, but not delinquent. Tax Parcel No. 130-10-0-093.00.

2. All matters shown on Plat recorded in Plat Book 547, page 142, Register's Office for Davidson County, Tennessee.

3. Restrictions of record in Book 702, page 275, Book 775, page 163 and Book 775, page 24, Register's Office for Davidson County, Tennessee, omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States code, or (b) relates to handicap but does not discriminate against handicapped persons.

Grantor further covenants and binds himself, his heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantor has caused his name to be affixed hereto on this 14th day of January, 2010.

Grantor:

R. Rick Hart

R. Rick Hart

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **R. Rick Hart,** the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, this 14th day of January, 2010.

Notary Public

My Commission Expires: _____

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012

AMY D. NIX
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

CERTIFICATE OF AUTHENTICITY

I, Casey Fisher, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Casey Fisher

State of Tennessee
County of Davidson

Personally appeared before me, Amy D. Nix, a notary public for this county and state, Casey Fisher, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public
Commission Expires: _____

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012