BILL GARRETT, Davidson County
Trans:T20100009138 DEEDWARR
Recvd: 02/16/10 11:41 3 pgs
Fees:18.00 Taxes:88.18

20100216-0011729

THIS INSTRUMENT PREPARED BY: **WESLEY D. TURNER** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 DEADERICK STREET, SUITE 1100 P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration or value, whichever is greater, for this transfer is $23,833.10. Affiant Subscribed and sworn to before me, this 8th day of February, 2010. Notary Public My Commission Expires:

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 22, 2010

Address New Owner As Follows: W. Hugh Nelson Builders, LLC 9545 Hampton Reserve Drive Brentwood, TN 37027	Send Tax Bills To: Maureen Cassidy 660 Belle Park Circle Nashville, TN 37205	Map-Parcel Number: Part of 130 130A01600CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **THOMAS LYNN BLACK,** unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **W. HUGH NELSON BUILDERS, LLC,** a Tennessee limited liability, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

See attached Exhibit "A".

A new legal description was prepared for this transaction.

This conveyance is made subject to:

1. 2010 taxes, a lien not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Instrument No. 20090318-0024530, Register's Office for Davidson County, Tennessee.

3. Declaration of Protective Covenants, Conditions and Restrictions of record as Instrument No. 20050819-0099255, Register's Office for Davidson County, Tennessee, and First Amendment of record at Instrument No. 20070824-0101907, and Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions for Belle Park at Cheekwood, of record in Instrument No. 20071023-0125455, Register's Office for said County.

4. Stormwater Detention Agreement of record in Instrument No. 20040927-0116111, Register's Office for Davidson County, Tennessee.

5. Charter for Jardin de Belle Owner's Association of record as Instrument No. 20050714-0081980, Register's Office for Davidson County, Tennessee.

6. Rights of others in and to the common elements.

This is unimproved property known as: **935 Square Feet of Lot 15, formerly a portion of Lot 16, Nashville, TN 37205.**

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, its successors and assigns, forever; and we covenant with the said Grantee that we are lawfully seized 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; and further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 9th day of February, 2010.

Thomas Lynn Black

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **THOMAS LYNN BLACK**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 9th day of February, 2010

(Seal)

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

Notary Public

My Commission Expires: _____

EXHBIT "A"

Being part of a parcel of land in the 34th Councilmanic District of Davidson County, Tennessee and located on the west margin of Belle Park Circle, north of Forest Park Drive and west of Page Road, and this part of a parcel now becoming part of Lot 15 Parcel 16.00 CO on Map 130-13-0A as evidenced in the final plat of First revision of Jardin de Belle Subdivision as evidenced in Plat Instrument Number 20090318-0024530 in the Register's Office for Davidson County, Tennessee (RODCT), said part of a parcel formerly being a portion of Lot 16 Parcel 17.00 on the final plat of Jardin de Belle Subdivision as evidenced in Plat Instrument Number 20050822-009970 RODCT and being more particularly described as follows:

BEGINNING at an iron pin located on the west margin of Belle Park Circle, said pin being the southeast corner of the part of the parcel herein described and said iron pin being the new southeast corner of Lot 15, and said iron pin also being the new northeast corner of Lot 17, both lots as revised on the final plat of First revision of Jardin de Belle Subdivision as evidenced in Plat Instrument Number 20090318-0024530 RODCT, thence:

1. leaving the east margin of Belle Park Circle, with the line common to Lot 15 and to Lot 17, North 84 degrees 26 minutes 51 seconds West a distance of 40.28 feet to a point, thence:

2. continuing with the line common to lot 15 and to Lot 17 with a curve to the left, (said curve having a delta angle of 90 degrees 00 minutes 00 seconds and said curve having a chord direction of South 50 degrees 33 minutes 09 seconds West, and said curve having a chord distance of 4.95 feet, and said curve having a radius of 3.5 feet) an arc length of 5.50 feet to a point, thence:

3. continuing with the line common to lot 15 and to Lot 17 South 05 degrees 33 minutes 09 seconds West a distance of 11.07 feet to a point, thence:

4. turning a corner, continuing with the line common to lot 15 and to Lot 17, North 85 degrees 26 minutes 51 seconds West a distance of 18.33 feet to a point, thence:

5. turning a corner, continuing with the line common to lot 15 and to Lot 17, North 05 degrees 33 minutes 09 seconds East a distance of 5.49 feet to a point, thence:

6. continuing with the line common to lot 15 and to Lot 17 with a curve to the left, (said curve having a delta angle of 90 degrees 00 minutes 00 seconds and said curve having a chord direction of North 39 degrees 26 minutes 51 seconds West, and said curve having a chord distance of 4.95 feet, and said curve having a radius of 3.5 feet) an arc length of 5.50 feet to a point, thence:

7. continuing with the line common to lot 15 and to Lot 17, North 84 degrees 26 minutes 51 seconds West a distance of 47.21 feet to an iron pin in the east margin of Maybelle Lane, said iron pin being the southwest corner of the part of a parcel herein described and said iron pin being the new southwest corner of Lot 15 and said iron pin also being the new northwest corner of Lot 17 point, thence:

8. leaving the line common to Lot 15 and to Lot 17, with the east margin of Maybelle Lane, North 05 degrees 42 minutes 02 seconds East a distance of 8.95 feet to a iron pin in the east margin of Maybelle Lane, said iron pin being the northwest corner of the part of the parcel herein described and said iron pin being the old corner of the old lot line between old Lot 15 and old Lot 16, thence:

9. leaving the east margin of Maybelle Lane, following along the old lot line common to old Lot 15 and old Lot 16, South 84 degrees 26 minutes 51 seconds East a distance of 112.80 feet to an iron pin in the east margin of Belle Park Circle, said iron pin being the northeast corner of the part of parcel herein described and said iron pin being the old corner of old Lot 15 and old Lot 16, thence:

10. with the east margin of Belle Park Circle, South 05 degrees 33 minutes 09 seconds West a distance of 3.37 feet to an iron pin, the BEGINNING, containing 935 square feet more or less, according to a survey dated December 23, 2009 by Jesse E. Walker, RLS, PE.

Being part of the same property conveyed to Thomas Lynn Black, unmarried, by deed from David I. Bradley and wife, Velma Bradley, of record as Instrument No. 20070921-0113115, Register's Office for Davidson County, Tennessee.