BILL GARRETT, Davidson County
Trans:T20100014363 DEEDWARR
Recvd: 03/10/10 14:32 2 pgs
Fees:13.00 Taxes:555.00
20100310-0018494

Address New Owners:
Tim Dansby
4104 Whites Creek Pk
Nashville, TN 37189

Map Parcel No:
91-8-278.01
91-8-278.02

Send Tax Bills to:
SAME

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I,

Johnny Burroughs and wife, Linda Burroughs

hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto

Tim Dansby

hereinafter called the grantees, their heirs and assigns, the following described tract or parcel of Land in Davidson County, State of Tennessee, described as follows:

Tract 1: **4101 Albion St, Nashville, TN** **Map 91-8, parcel 278.01**
Being Lot No 1 on the Plan of Re-subdivision of lots 7, 8, and 9of the Clifton Place of record in Book 3500, page 90, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Tract 2: **4103 Albion St, Nashville, TN** **Map 91-8, parcel 278.02**
Being Lot No 4 on the Plan of Re-subdivision of lots 7, 8, and 9of the Clifton Place of record in Book 3500, page 90, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Being the same properties conveyed to Johnny Burroughs and wife, Linda Burroughs from Lealand D. Watts and Winnifred A. Watts, by Deed of record instrument #20000118-0005809, R.O.D.C.

TO HAVE AND TO HOLD the said tract or parcel of land with appurtenances, estate, title and interest thereto belonging to the said grantees, their heirs and assigns forever: and we do covenant with the said grantees that we are lawfully seized and possessed of said property in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said property to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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.

WITNESS our hands this 24th day of February, 2010.

Johnny Burroughs

Linda Burroughs by
Johnny Burroughs attorney in fact

POA of record instrument
20090126-0006625 RODC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

individually and as POA for

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Johnny Burroughs ~~and wife~~, Linda Burroughs, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who executed this document for the purposes contained herein.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of February 2010.

Commission expires 1/7/2013 Notary Public _____

CHAN MCCULLOUGH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $150,000.

_____
AFFIANT

Subscribed and sworn to me this 27 day of Feb, 2010.

Commission expires May 20, 2013 Notary Public Sabrina Silverman

SABRINA SILVERMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

This instrument prepared by:
Chan McCullough
700 Craighead St #103
Nashville, TN 37204