PREPARED BY:
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20100030735 DEEDWARR
Recvd: 05/21/10 11:13 2 pgs
Fees:13.00 Taxes:238.28
20100521-0039321

WARRANTY DEED

THIS INDENTURE is made and entered into this 14th day of May, 2010 by and between **Judy G. Fincher now known as Judy Fincher Hailey**, hereinafter referred to as GRANTOR, and **Susan Carlota**, hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Hale Harris Subdivision, as of record in Book 5190, page 437, Registers' Office for said County, to which plan reference is hereby made for a more complete description.

This conveyance is subject to the following:

All matters appearing on the plan of Hale Harris Subdivision, of record in Book 5190, Page 437, Register's Office for said County.

Being the same property conveyed to Judy G. Fincher by Warranty Deed from Stanley O. Whitfield and wife, Laura Gayle Whitfield, dated July 31, 1997, recorded August 1, 1997, of record in Book 10553, page 554, Register's Office for Davidson County, Tennessee. Judy G. Fincher now known as Judy Fincher Hailey

This is [X]improved [ ]unimproved property known as: 301 Tanksley Avenue, Nashville, TN 37211

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Judy G. Fincher

Judy G. Fincher n/k/a Judy Fincher Hailey

INDIVIDUAL
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, Judy G. Fincher n/k/a Judy Fincher Hailey, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person's free act and deed.

Witness my hand, at office, this 14th day of May, 2010.

Notary Public

My Commission Expires: ~~October 28, 2012~~

LEAH A. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and Address of Property Owner:
Susan Carlota
301 Tanksley Avenue, Nashville, TN 37211

Send Tax Statements to:

New Owners

Map & parcel 119.13-0-297.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $64,400.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this 14th day of May, 2010.

Notary Public

My Commission Expires: 7-21-13

DAVID R.A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:

Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

10-1-204