Book 29

| [ADDRESS NEW OWNER:] | [SEND TAX BILLS TO:] | [MAP-PARCEL NO.] |
|---|---|---|
| Brigitte King | | Map/Parcel - |
| 522A North 2nd Street | New Owner | 082-07-0-209.00 |
| Nashville, TN 37207 | | |

**This instrument prepared by : Robert J. Notestine, III, Attorney, 109 Kenner Ave., Ste 201, Nashville, Tennessee 37205.**

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Ricky Patton, a married person** (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto **Brigitte King** (The "Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

**Land in Davidson County, Tennessee, being Lot 90A, ZONE LOT DIVISION, LOT NO. 90, HARRIS ADDITION TO EDGEFIELD, as shown on plat of record in Plat Book 6200, Page 549, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.**

**Being the same property conveyed to Ricky Patton, a married man by Warranty Deed from William Patton, Jr., a married man, recorded on the 19th day of February, 2008 in Instrument No. 20080219-0016277, in the Register's Office of Davidson County, Tennessee.**

**The above described real property is not the homestead of Ricky Patton and never has been and is investment property owned by Ricky Patton.**

This conveyance is subject to the following:

1. Taxes for the year 2010, which have been prorated, the payment of which is assumed by Grantee.
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of ZONE LOT DIVISION, LOT NO. 90, HARRIS ADDITION TO EDGEFIELD, as recorded in Plat Book 6200, Page(s) 549, , Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 522A North 2nd Street, Nashville, TN 37207

**[STATE OF TENNESSEE]**
**[COUNTY OF DAVIDSON]**

**The actual consideration or value, whichever is greater for this transfer is $22,500.00**

**Affiant**

**Subscribed and sworn to before me this 15th day of July, 2010**

**Notary Public**

**My Commission Expires:** My Commission Expires 01/09/2012

RYAN HUNTER ALSUP STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20100044073 DEEDWARR
Recvd: 07/19/10 14:43 2 pgs
Fees:13.00 Taxes:83.25

20100719-0056369

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor 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 set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 15th day of July, 2010.

Ricky Patton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15th day of July, 2010, before me personally appeared Ricky Patton to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

WITNESS my hand and official seal.

Notary Public

My Commission Expires:

My Commission Expires 01/09/2012

