THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 400
Nashville, TN 37203

DAVIDSON COUNTY NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 395,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August, 2010.

Notary Public

MY COMMISSION EXPIRES: 9/3/12

(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20100054790 DEEDWARR
Recvd: 09/01/10 13:55 2 pgs
Fees:13.00 Taxes:1461.50

20100901-0069580

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas E. Norton	NEW OWNER	MAP 132-7
4200 Morriswood		PARCEL 14
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Lisa A. Maki, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Douglas E. Norton and Tawnya Norton, husband and wife**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, being Lot No. 3 on the Revised Plan of Overton Heights of record in Plat book 2663 page 119, Registers office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Lisa A. Maki, an unmarried person, by deed dated December 4, 2002 from Karen Linette Brown and Lisa Gay Brown and Tracey Leigh Brown, of record in Instrument No. 20021210-0152144, Registers office for Davidson County, Tennessee; see also Certification of Trust in Instrument No. 20061121-0144526; Affidavits of Heirship in Instrument No. 20061121-0144527, Instrument No. 20061121-0144528, and Instrument No. 20061121-0144529; Quitclaim Deeds of Record in Instrument No. 20061121-0144530, Instrument No. 20061121-0144531 and Instrument No. 20061121-0144532, and Affidavit in Instrument No. 20061121-0144533, Registers Office for Davidson County, Tennessee.

Together with that portion of the right of way of Overton Street which was closed by Ordinance No. 8-08 of record in Instrument No. 20100901-0069577, and Ordinance No. 84-6 of record in Instrument No. 20100901-0069578, said Registers office, which portion of the said abandoned right of way reverted to the adjoining owners as provided by said Ordinances.

Together with a certain Ingress/Egress Easement from Will Hayes Roberts to Lisa A. Maki providing access to the subject property along the abandonment/right of way of Overton Street, which Ingress/Egress Easement is of record as Instrument No. 20100901-0069579, said Registers Office for Davidson County, Tennessee.

This is improved property known as 4200 Morriswood, fka 4201 Overton St, Nashville, TN 37204.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

TO HAVE AND TO HOLD the said tract or parcel of land, with the 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 land 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 land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 hand(s) this the 30th day of August, 2010.

Lisa A. Maki

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Lisa A. Maki** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of August, 2010.

My Commission expires: May 8, 2012

Notary Public

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of August, 2010.

My Commission expires: _____

Notary Public