THIS INSTRUMENT WAS PREPARED BY BOX 50-B Bankers Title & Escrow Corp. PREPARED BY: 3310 West End Ave., Ste. 410 BANKERS TITLE & ESCROW CORP. Nashville, TN 37203 3310 WEST END AVE. NASHVILLE, TN 37203 BILL GARRETT, Davidson County Trans:T20100059887 DEEDWARR Recvd: 09/23/10 09:33 2 pgs Fees:13.00 Taxes:1709.40 20100923-0075631	STATE OF TENNESSEE COUNTY OF RETURN TO: THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 462,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF Sept, 2010. Notary Public MY COMMISSION EXPIRES: May 8, 2012 (AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher D. Lind	**SAME**	MAP 113
6134 Fire Tower Road		PARCEL 193
Nashville, TN 37221		
(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, **Patsy A. Bruce, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christopher D. Lind and wife, Melissa K. Lind**

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, Tennessee, being Tract 4 of an unrecorded plat, beginning at an iron fence post at the southwesterly most corner of the Hilda Prescot property of record in Book 8396 page 757, Registers Office for Davidson County, Tennessee, and being the southwesterly most corner of said Tract and being the northwesterly most corner of the Lloyd Holden property of record in Book 5232 page 105, said Registers Office; said corner lying in the easterly property line of the Owaley Creek property of record in Book 6784 page 534, said Registers Office; thence along the Holden northerly property line South 81 degrees 52 minutes 20 seconds East 333.76 feet to an iron pin; thence South 59 degrees 32 minutes 52 seconds east 399.70 feet to an iron pin; thence North 17 degrees 235 minutes 29 seconds West 552.05 feet to an iron pin in the center of a gravel road; thence North 77 degrees 235 minutes 29 seconds West 552.05 feet to an iron pin in the center of a gravel road; thence North 77 degrees 43 minutes 17 seconds West 471.58 feet to an iron pin in concrete; thence South 5 degrees 38 minutes 17 seconds West 471.58 feet to an iron pin in concrete; thence South 5 degrees 38 minutes 17 seconds West 163.08 feet to an iron pin; thence South degrees 41 minutes 17 seconds West 217.46 feet to the beginning, containing 5.06 acres.

Included with this property is a 50 foot common easement for ingress and egress and utility drainage purposes being more particularly described in Grant of Easement of record in Book 8668 page 869, and in Deed of record in Book 8668 page 875, Registers Office for Davidson County, Tennessee.

Being the same property conveyed to Patsy A. Bruce by deed from French J. Damewood III and wife Sandra Damewood, as legal tenants in common, as in Instrument No. 20060526-0062448, said Registers Office for Davidson County, Tennessee, dated May 24, 2006.

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.

This is () UNIMPROVED

(X) IMPROVED property known as **6134 Fire Tower Road, Nashville, TN 37221.**

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 my hand( ) this the 20th day of September, 2010.

Patsy A. Bruce

Patsy A. Bruce

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 **Patsy A. Bruce** 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 20th day of September, 2010.

My Commission expires: May 8, 2012

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN

Notary Public

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 20th day of September, 2010.

My Commission expires: _____

Notary Public