WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100063010 DEEDWARR
Recvd: 10/05/10 14:04 2 pgs
Fees:13.00 Taxes:1017.50
20101005-0079701

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$275,000.00**.

Affiant

Subscribed and sworn to before me, this the 30th day of September, 2010.

Notary Public

My commission expires: 5/29/14
(AFFIX SEAL)

PAUL F. SOPER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Clint E. Newman **Lacey E. Newman**	new owner	**Map 130-11 Parcel 084.00**
4514 Beacon Drive		
Nashville, TN 37215		

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, WE,

Ann W. High, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Clint E. Newman and wife, Lacey E. Newman

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 the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being Lot No. 8 of Block "P" on the Plan of Tyne Meade, Section IV, of record in Book 1424, Page 25, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Julian Parker Williams and wife, Juanita Greene Williams by Deed from Ernest C. Perry and wife, Helen Hayes Perry of record in Book 1908, Page 577, dated October 23, 1950. The said Julian Parker Williams having since died. Juanita Greene Williams having since remarried and is now known as Juanita Green Parks. Juanita Green Parks and Thomas Morton Parks having since divorced by Final Decree of record in Docket No. 84D-872, Probate Court for said county. Juanita G. Parks having since died on July 3, 1990. The said property was devised to Ann W. High by Last Will and Testament of Juanita G. Parks of record in Will Book 172, Page 5 and Probate No. 96150, Probate Court for said county. Juanita Greene Williams being one and the same as Juanita Green Parks and Juanita G. Parks. The said property was further conveyed to Ann W. High, individually, by Quitclaim Deed from Ann W. High, Executrix under the Will of Juanita G. Parks, Probate No. 96150, of record in Book 8259, Page 921, dated December 17, 1990, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__X__) Unimproved (____) property, known as **4514 Beacon Drive, Nashville, TN 37215.**

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 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/our hand(s) this 28th day of **September, 2010.**

Ann W. High
Ann W. High

STATE OF Virginia)
COUNTY OF Fairfax)

Personally appeared before me, a Notary Public of said County and State, **Ann W. High,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Fairfax (city), Virginia (state), this 28th day of **September, 2010.**

W CaryAnne Fomunyoh
Notary Public

MARY ANNE FOMUNYOH
Notary Public
Commonwealth of Virginia
7311150
My Commission Expires Jun 30, 2014

My Commission Expires: 06/30/2014