PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law
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BILL GARRETT, Davidson County
Trans:T20100072852 DEEDWARR
Recvd: 11/17/10 10:22 2 pgs
Fees:13.00 Taxes:1576.20
20101117-0091940

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 50684
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Brendan Thompson Charity Thompson 5313 Camelot Court Brentwood, Tennessee 37027	New Owner

TAX MAP-PARCEL NUMBERS: 14514001900

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$426,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard E. Speece and spouse, Jean M. Speece**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Brendan Thompson and spouse, Charity Thompson** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Camelot Acres, Section One of record in Book 3700, page 98, Register's Office for said County.

Said Lot No. 6 fronts 140.0 feet on the westerly margin of Camelot Court and extends back 342.25 feet on the northerly line and 318.31 feet on the southerly line to a dead line in the rear, measuring 141.25 feet thereon.

Being the same property conveyed to Rickard E. Speece and wife, Jean M. Speece, by Warranty Deed from Talking Wolf, a single person, and Little Night Bear, a single person, dated July 30, 2009 and recorded on August 4, 2009, of record in Doc. No. 20090804-0072996, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2011, and subsequent years; The Plan, with Owner's Certificate, of record in Book 3700 Page 98, said Register's Office, which Plan shows a 75foot minimum building setback line from Camelot Court and a 10 foot easement for public utility purposes along the rear line(s); Easement for sanitary sewer and for storm drainage to the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 7868, page 852, said Register's Office.

This is improved property, known as: .5313 Camelot Court, Brentwood, Tennessee 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of November, 2010.

Richard E. Speece

Jean M. Speece

State of TENNESSEE

County of DAVIDSON

On this 15th day of November, 2010 , before me the undersigned authority, personally appeared Richard E. Speece Jean M. Speece , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: My Commission Expires May 2, 2011

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary

State of TENNESSEE

County of ~~DAVIDSON~~ Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $426,000.00

Affiant

Sworn and subscribed before me this the 15th day of November, 2010

My Commission Expires: 9/23/13

Notary Public

JENNIFER S. DUNLAP STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY