Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110037473 DEEDWARR
Recvd: 06/22/11 14:31 2 pgs
Fees:13.00 Taxes:1102.60
20110622-0047994

39-B
File #11-1152

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mary Lindsay Spain, single** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William C. Beck, unmarried,** , 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 the South 25 feet of Lot No. 9 and the North 25 feet of Lot No. 10, on the Map of Belmont Terrace Resubdivision Annex No. 1, as shown on plat of record in Plat Book 421, Page 182, 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 Mary Lindsay Spain by Warranty Deed from Jason William Reed dated 9-30-05 of record in Inst. No. 20051014-0123910, re-recorded at Instrument No. 20051028-0130234, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3019 Brightwood Avenue, Nashville TN, 37212.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 20th day of June, 2011.

Mary Lindsay Spain

Mary Lindsay Spain

State of Tennessee)
County of Davidson)

On this 20th day of June, 2011, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Mary Lindsay Spain, single, the bargainor(s), 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.

Notary Public

My Commission Expires: 5/20/14

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 298,000.00.

Affiant

Sworn and subscribed before me on this the 20th day of June, 2011.

Notary Public

My Commission Expires: 07/08/13

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
William C. Beck, unmarried 3019 Brightwood Avenue Nashville, TN 37212	New Owner	117-8-21