BILL GARRETT, Davidson County
Trans:T20110067318 DEEDWARR
Recvd: 10/27/11 10:43 2 pgs
Fees:13.00 Taxes:788.10
20111027-0083586

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF _____
The actual consideration or value, whichever is greater, for this transfer is $213,000.00

Affiant

Subscribed and sworn to before me, this 21 day of October, 2011.

Notary Public
My commission expires: 6.30.14

Lisa M Sheppard
State of Tennessee
Notary Public
Rutherford County

03-1109-37304

Address of New Owner:	Send Tax Bills to:	Tax Information
Amy Rebekah Brown 933 Harpeth Trace Drive Nashville TN 37221	Same	143-06-0 C 007.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Brett Anthony Hudson and wife, Betsy H. Hudson, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Amy Rebekah Brown and husband, Kyle Lamar Brown, hereinafter called the Grantees, their successors 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 Unit No. B-3 of Wood Valley Condominiums, a Horizontal Property Regime, as depicted on the Condominium Site Plat attached as Exhibit "B" to the Master Deed of record in Book 7382, Page 189, said Register's Office, and described in a Master Deed recorded in Book 7382, Page 189, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Brett Anthony Hudson and wife, Betsy H. Hudson, by deed from Nancy C. Greene, n/k/a Nancy C, Gambill, unmarried, dated December 29, 2005, recorded January 3, 2006 in Instrument No. 20060103-0000294, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 933 Harpeth Trace Drive, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 21st day of October, 2011.

Brett Anthony Hudson By: Betsy H. Hudson, Attorney in Fact

Betsy H. Hudson

Brett Anthony Hudson By: Betsy H. Hudson, Attorney in Fact

Betsy H. Hudson

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 Betsy H. Hudson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Brett Anthony Hudson and that she is authorized by Brett Anthony Hudson to execute this instrument on his behalf.

Witness my hand and official seal in Nashville, TN, this 21st day of October, 2011.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

My commission expires 02/11/13

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Betsy H. Hudson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 21st day of October, 2011.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

My Commission expires 02/11/13