BILL GARRETT, Davidson County
Trans:T20110070810 DEEDWARR
Recvd: 11/09/11 11:35 2 pgs
Fees:13.00 Taxes:416.25
20111109-0087686

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$112,500.00.**

Affiant

Subscribed and sworn to before me, this the 7th day of November, 2011.

Notary Public

My commission expires: 11/7/2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Ste. 330 , Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Kenneth L. Berry	**NEW OWNER**	**130-13-A-27.00 CO**
1705 South Wedgewood Drive		
Blytheville, AR 72315		

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 ACKNOWLEDGE, WE,

Hugh Nelson Builders, LLC, a Tennessee limited liability company

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

Kenneth L. Berry and wife, Gail M. Berry

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:

The land referred to in this Commitment is situated in the County of Davidson, State of Tennessee, and described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 28, as shown on the map entitled First Revision of Jardin De Belle Subdivision, of record in Instrument No. 20090318-0024530, Register's Office for Davidson County, Tennessee, which is now part of Lot No. 27 as shown on the Final Plat of Second Revision of Jardin De Belle of record in Instrument No. 20111021-0081971, Register's Office for Davidson County, Tennessee.

Being a parcel of land in the 34th Councilmanic District of Davidson County, Tennessee, of the Jardin De Belle Subdivision as evidenced in Instrument No. 20090318-0025430 in the Register's Office for Davidson County, Tennessee, and located west of Page Road, north of Forrest Park Drive, and on the west side of Belle Park Circle, this tract is part of parcel 27.00CO, belonging to W. Hugh Nelson Builder, LLC as shown on Map 130-13-A as evidenced in Instrument No. 20081022-0105868 and in Instrument No. 20070829-0103600 in the Register's Office for Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at the southeast corner of Lot No. 28 on the west margin of Belle Park Circle, thence;

1. With the south line of Lot 28, North 84 degrees 26 minutes 51 seconds West a distance of 95.00 feet to the southwest corner of the lot herein described, thence:
2. Leaving the south line of Lot 28 and following the west line of the lot herein described, North 05 degrees 33 minutes 09 seconds East a distance of 23.00 feet to a point in the west line of the lot herein described, thence:
3. Leaving the west line of Lot 28 and severing Lot 28, South 84 degrees 26 minutes 51 seconds East a distance of 95.00 feet to a point in the east line of Lot 28, said point being in the west margin of Belle Park Circle, thence:
4. With said margin South 05 degrees 33 minutes 09 seconds West a distance of 23.00 feet to a point, said point being the BEGINNING, containing 0.0501 acres or 2185 square feet more or less, according to a survey by Jesse E. Walker, RLS dated October 13, 2011.

Being part of the same property conveyed to DEER CREEK CONSTRUCTION, INC. A TENNESSEE CORPORATION, AS TO A ONE-HALF UNDIVIDED INTEREST AND W. HUGH NELSON BUILDERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, AS TO A ONE-HALF UNDIVIDED INTEREST, AS TENANTS IN COMMON, by deed from JARDIN DE BELLE DEVELOPMENT, LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY, of record in Instrument No. 20070829-0103600, dated August 23, 2007, said Register's Office. DEER CREEK CONSTRUCTION, INC., A TENNESSEE CORPORATION has since conveyed its interest in said property to W. HUGH NELSON BUILDERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY by assumption warranty deed of record in Instrument No. 20081022-0105868, dated October 15, 2008, said Register's Office.

This is unimproved property, known as **605 Belle Park Circle, Nashville, TN 37205.**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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 7th day of November, 2011.

Hugh Nelson Builders, LLC
By: W. Hugh Nelson, Chief Managing Member

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **W. Hugh Nelson, Chief Managing Member of W. Hugh Nelson Builders, LLC, a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the Chief Managing Member of W. Hugh Nelson Builders, LLC, a Tennessee limited liability company, the within bargainor, and limited liability company, and that he as such Chief Managing Member being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by the said W. Hugh Nelson, as Chief Managing Member of W. Hugh Nelson Builders, LLC, a Tennessee limited liability company.

Witness my hand and official seal, at office at Brentwood, Tennessee on this 7th day of November, 2011.

Notary Public
My Commission Expires: 11/7/2011

