Prepared by and return to:
WISEMAN BRAY PLLC
1665 Bonnie Lane, Suite 106
Cordova, Tennessee 38016
(901) 372-5003

Map & Parcel ID: 126-16-A 416.00CO

BILL GARRETT, Davidson County
Trans:T20130010368 DEEDWARR
Recvd: 02/06/13 14:20 3 pgs
Fees:17.00 Taxes:0.00

20130206-0012472

WARRANTY DEED

Property Address & New Owner :
CLINTON CODY BERRY and
JACLYN KING BERRY
1441 Bending River Drive
Nashville, TN 37221

* Mail Tax Statement to:
* Clinton Cody Berry
* Jaclyn King Berry
* 1441 Bending River Drive
* Nashville, TN 37221

The GRANTOR, **JACLYN L. KING, now known as JACLYN KING BERRY**, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, do hereby convey and quit claim all her right, title and interest in the below-described property to:

CLINTON CODY BERRY and wife, JACLYN KING BERRY,
as tenants by the entirety

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

Property commonly known as: 1441 Bending River Dr., Nashville, TN 37221
County of Davidson

A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN DAVIDSON COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 549 on the Plan of Final Plat Parkview at Riverwalk, Phase 1 of record in Instrument No. 20050215-0016985, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to JACLYN L. KING by deed of record Instrument Number 20070702-0078589 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantees and assigns in fee simple forever.

The Grantor does hereby covenant with said Grantees that she is lawfully seized in fee of the aforedescribed real estate; that she has a good right to sell and convey the same; and that she warrants and will forever defend against the lawful claims of all persons the title and quiet possession thereto.

SAID GRANTEES TO HAVE the full power to sell, mortgage, rent, lease and convey, without the purchaser, lender, mortgagee, or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 1st day of February, 2013, by the undersigned.

Jaclyn L. King

JACLYN L. KING

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **JACLYN L. KING** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that she executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 1st day of February, 2013.

Rebekah H. Williams

NOTARY PUBLIC

My Commission Expires: 3-16-2016

REBEKAH H. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires March 16, 2016

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN T.C.A. 67-4-409(a)(3)(A).

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

AFFIANT

Subscribed and sworn to before me this 1st day of February, 2013.

NOTARY PUBLIC

My Commission Expires: 3-16-2016



My Commission Expires March 16, 2016