File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County

Trans:T20130025323 DEEDWARR

Recvd: 03/28/13 14:01 2 pgs

Fees:13.00 Taxes:555.00

20130328-0030758

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 52401

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Luke Wooten Nicole Wooten 616 W. Iris Dr. Nashville, TN 37204	SAME

TAX MAP-PARCEL NUMBERS:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$150,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Abdelghani Barre and wife, Kaha Aden, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Luke Wooten and wife, Nicole Wooten 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 easterly portion of Lot No. 54 on the Plan of Section No. 2, Glendale Park, of record in Book 1130, Page 61, Register's Office for Davidson County, Tennessee and being Unit B as set out on Exhibit B of the Covenants, Conditions and Restrictions for 901 Coral Road Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20130222-0018142, Register's Office for Davidson County, Tennessee, to which Plan and Exhibit reference is hereby made for a more complete description.

Being part of the same property conveyed to Abdelghani Barre and Kaha Aden, husband and wife, by deed from Justin Clymer and wife, Suzanna Clymer, dated July 31, 2008, recorded August 7, 2008 in Instrument No. 20080807-0081376, 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 2013, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1130, Page 61, and amended Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20130222-0018142, said Register's Office, which Plan shows a 50 foot minimum building setback line from Coral Road, and 10 foot easement for public utility purposes along the rear line(s) The Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20130222-0018142, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is unimproved property, known as: 901 B Coral Road, Nashville, Tennessee 37204

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 26th day of March, 2013.

Abdelghani Barre

Kaha Aden

State of TENNESSEE
County of DAVIDSON

On this 26th day of March, 2013 , before me the undersigned authority, personally appeared Abdelghani Barre Kaha Aden, 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: _____

Notary

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $150,000.00

Affiant

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

Sworn and subscribed before me this the 26th day of March, 2013

Notary Public

My Commission Expires: _____