2nd
Box 64

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/03/04 15:53 2pgs
Fees:13.00 Taxes:182.80
20040303-0024371

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$44,000.00.**

Affiant

Subscribed and sworn to before me this 26th day of February, 2004.

NOTARY PUBLIC

Notary Public
My Commission expires
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Robertson Properties, LLC	SAME	094-02-033.00
4117 Hillsboro Pike		
Nashville, TN 37215		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Thomas A. Ensey and wife, Sharon Ensey**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Robertson Properties, LLC**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 282 on the of the Plan of Edgefield Land Company's First Subdivision, of record in Book 57, page 130, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

SAID Lot No. 282 fronts 50 feet on the southerly side of East Side Avenue, formerly Ashworth Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Thomas A. Ensey and Beulah S. Ensey by deed from Myrtle Ray Clay, as surviving tenant by the entireties, of record in Book 5959, page 877, Register's Office for Davidson County, Tennessee. Further conveyed to Thomas A. Ensey and wife, Sharon Ensey, by Quitclaim deed from Thomas A. Ensey sole heir of the estate of Beulah Mae Ensey, on June 20, 1999, of record in Book 11539, page 541, said Register's Office.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 57, page 130, Register's Office Davidson County, Tennessee.

This is improved property known as: **1614 Eastside Avenue, Nashville, TN 37206**

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 GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this February 26, 2004.

Thomas A. Ensey

BY: Thomas A. Ensey by Sharon Ensey
Sharon Ensey, Attorney-in-fact

Sharon Ensey
Sharon Ensey

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared ~~**Thomas A. Ensey and wife,**~~ **Sharon Ensey** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this February 26, 2004

My commission expires 8/22/06

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee and Davidson County, appeared **Sharon Ensey**, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for **Thomas A. Ensey**, the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name **Thomas A. Ensey**, the bargainor(s), by the said **Sharon Ensey**, as Attorney-in-Fact.

WITNESS my hand and seal, this 26th day of February, 2004.

NOTARY PUBLIC My Commission Expires: 8/22/06