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Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $127,000.00

Kim Williams
Affiant

Subscribed and sworn to before me, this 1st day of April, 2004.

Shirley A. Beesley
Notary Public
My commission expires: 5/24/[illegible]

SHIRLEY A. BEESLEY NOTARY PUBLIC AT LARGE MAURY COUNTY, TENN.

[redacted]

Address of New Owner:	Send Tax Bills to:	Tax Information
Luke Nuber 284 35th Avenue North Nashville TN 37218	owner	92-13/387.00

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, Carroll D. Davis and Mary Lou Davis, Trustees of the Carroll D. Davis and Mary Lou Davis Family Trust, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Luke Nuber and Krista Kardesh, both unmarried 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 Lot No. 133 on the Plan of Hortense Place Subdivision of record in Plat Book 161, Page 167, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Carroll D. Davis and Mary Lou Davis, Trustees of the Carroll D. Davis and Mary Lou Davis Family Trust by deed dated 8/6/03 of record in Instrument No. 20030811-0114384, Register's Office for Davidson County, Tennessee.

SUBJECT TO any and all restrictions, conditions, easements, setback lines, plat of record and encumbrances of record in the Register's Office for said County.

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 284 35th Avenue North, Nashville, TN 37218

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 1st day of April, 2004.

Carroll D. Davis, Trustee
Carroll D. Davis, Trustee

Mary Lou Davis, Trustee
Mary Lou Davis, Trustee

Davidson County DEEDWARR
Recvd: 04/06/04 11:00 2pgs
Fees:13.00 Taxes:469.90

20040406-0038813

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Carroll D. Davis and Mary Lou Davis, Trustees of the Carroll D. Davis and May Lou Davis Family Trust, with whom I am personally acquainted, and who acknowledged that they executed the within instrument in the capacity and for the purposes therein containing.

Witness my hand and seal at Brentwood, Tennessee, this 1st Day of April, 2004.

Notary Public

My commission expires: 9/4/05

MARK BLAYNEY LEEDOM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 09/04/2005