This Instrument Prepared By:
TENNESSEE TITLE AGENCY CO., INC.
219 2nd Avenue North, 2nd Floor
Nashville, Tennessee 37201

Davidson County DEEDWARR
Recvd: 04/28/04 11:14 3pgs
Fees:17.00 Taxes:0.00
20040428-0048098

ADDRESS NEW OWNER:
CECIL D. HARGIS, and wife
DARLENE A. HARGIS
509 Elgin Street
Nashville, TN 37211

RE-RECORD

SEND TAX BILL:
GALBREATH II, LP
% 2305 Hobbs Road
Nashville, TN 37215

MORTGAGEE:
GALBREATH II, LP

Davidson County DEEDWARR
Recvd: 03/02/04 10:26 3pgs
Fees:18.00 Taxes:90.19
[redacted]
20040302-0023366

MAP AND PARCEL:
Map : 133.01 247

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **LOUISE K. ABSTON**, ("Grantor"), have bargained and sold, and by these presents do transfer and convey unto, **CECIL D. HARGIS and wife, DARLENE A. HARGIS** ("Grantee"), his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows:

SEE ATTACHED EXHIBIT A

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as : **509 ELGINS STREET, NASHVILLE, TN 37211**

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever, and Grantor, does covenant with Grantee that they are lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 15th day of MARCH, 2004.

Louise K. Abston
LOUISE K. ABSTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me. the undersigned. of the state and county aforesaid, personally appeared _____ **LOUISE K. ABSTON** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath , acknowledged that he executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 1st day of MARCH , 2004.

_____
Notary Public

My Commission Expires: 7/21/2007

JOHN K. KIMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ **24,375.00** .

Cecil D Hargis
AFFIANT

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

_____
NOTARY PUBLIC

My Commission Expires: 7/21/2007

JOHN K. KIMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

LA.

EXHIBIT "A"

Property Description

Land in Davidson County, Tennessee, being Lot No. 158 on the Map of Sunrise Heights, Second Plan, as of record in Book 421 , page 46, Register's Office for said Country.

Said Lot No. 158 fronts 50 feet on the southerly side of Elgin Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Associates Financial Services Company, Inc. by deed from Robert F. Doyle, Substitute Trustee of record in Book 8458 , page 166, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ralph A. Abston and wife, Louise K. Abston, by deed from Associates Financial Services Company, Inc., by Carl A. Caruso, Sr. Vice President, dated December 30 , 1991 , of record in Book 8521 , page 720, Register's Office for Davidson County, Tennessee. The said Ralph A. Abston having since died on December 20, 2002.

Property known as: **509 Elgin Street, Nashville, Tennessee 37211**

Parcel No. 19-133.01-0-247.00