Record 2nd

This Instrument Prepared by ~~and Return to~~:
**Bell & Alexander Title Services, Inc.**
4300 Sidco Drive Suite 201
Nashville, TN 37204
**All-Star Title, Inc.**
**120 Donelson Pike, Ste 201**
**Nashville, TN 37214**
Ph: (615) 883-5883 **Fax:** (615) 883 /54




STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $265,000.00

Affiant

Subscribed and sworn before me this the 11th of June, 2004.

Notary Public
My commission expires:

# WARRANTY DEED

| Address of New Owner: | Send Tax Bill to: | Tax Information: |
|---|---|---|
| Jacob V. Stribling<br>5501 Nevil Pointe<br>Brentwood, TN 37027 | L########<br>Jacob V. Stribling<br>5501 N. Nevil Pointe<br>Brentwood, TN 37027 | 171-04-0-A-44-CO |

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Tina R. Rose A/K/A Tina C. Rose and Husband, John C. Rose, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jacob Vawter Stribling and wife, Amanda Prater Stribling, as , hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 34, as shown on the map entitled Brownstone Subdivision, of record in Plat Book 9700, page(s) 942, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to TINA C. ROSE AND HUSBAND, JOHN C. ROSE, by deed from PULTE HOMES OF TENNESSEE, A NEVEDA LIMITED PARTNERSHIP, of record as Instrument No. 20000731-0075164, dated July 27, 2000, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 5501 Nevil Pointe, Brentwood, TN 37027.

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/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized 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 successors, 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 the 11th of June, 2004.

John C. Rose by Tina R. Rose
John C. Rose
By Tina R. Rose his Attorney-in-Fact
his attorney-in-fact

Tina R. Rose A/K/A Tina C. Rose
Tina R. Rose A/KA Tina C. Rose

Davidson County DEEDWARR
Recvd: 06/16/04 12:48 2pgs
Fees:13.00 Taxes:980.50

20040616-0071251

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state and Tina R. Rose, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 11th of June, 2004.

My commission expires:

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Ex... November 27, 2004

State of Tennessee
County of Davidson

On this 11th day of June 2004, before me, the undersigned Notary Public in and for said County and State, personally appeared Tina R. Rose with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of John C. Rose by Specific Power of Attorney dated 6/7/04, and who acknowledged that he executed the same as the free act and deed of John C. Rose.

Witness my hand and official seal of office this11th day of June, 2004.

My Commission Expires:

Notary Public

MARK WAYNE DELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Ex... November 27, 2004