B. x 36

2038 (1)

THIS INSTRUMENT PREPARED BY: ***Douglas A. Brace, Reg. #3485*** ***ORTALE, KELLEY, HERBERT & CRAWFORD*** *200 Fourth Avenue North, Third Floor* *P.O. Box 198985* *Nashville, TN 37219-8985* *(615) 256-9999*	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $300,000.00.* *Affiant* *Notary Public* *My commission expires:*

NOTARY PUBLIC AT LARGE
Douglas A. Brace
My Commission Expires
September 24, 2005
STATE OF TENNESSEE

Name and Address of New Owner:

Paul R. Carpenter
1855 Hartford Court
Bettendorf, Iowa 52722

Davidson County DEEDWARR
Recvd: 08/23/04 13:56 2pgs
Fees:13.00 Taxes:1110.00
20040823-0101606

Send Tax Bills To:

New Owner

Street Address of Subject Property:

4313 Wallace Lane
Nashville, TN 37215

Map and Parcel:

130-08-068.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **GLENDA S. VOSS FLEXNER,** as Trustee under The Ferrell Living Trust, with full power and authority to sell, convey and/or encumber upon such terms or conditions as she determines, without the approval or joinder of any beneficiary, hereinafter called "**GRANTOR,**" has bargained and sold, and by these presents does transfer and convey unto **PAUL R. CARPENTER,** a married person, hereinafter called "**GRANTEE,**" his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Sneed Estates, of record in Book 2133, pages 10 and 11, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Glenda S. Voss, by Warranty Deed from Leigh Callahan Pincus of record in Book 7926, page 197, Register's Office for Davidson County, Tennessee, and being further conveyed to Glenda S. Voss, as Trustee of The Ferrell Living Trust by Quitclaim Deed from Glenda S. Voss, of record in Book 9365, page 572, Register's Office for Davidson County, Tennessee. The said Glenda S. Voss, having since married, is now known as Glenda S. Voss Flexner.

The conveyance of the above described parcel of land is subject to:

1. Davidson County taxes for the year 2004 which have been prorated and assumed by Grantee; and

2. Matters shown on plan of record in Book 2133, pages 10 and 11, Register's Office for Davidson County, Tennessee.

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, his heirs and assigns, forever; and Grantor does covenant with the said Grantee that she is lawfully seized 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; and further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to the said Grantee, his 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 19th day of August, 2004.

GLENDA S. VOSS FLEXNER, TRUSTEE

STATE OF TENNESSEE]
]
COUNTY OF WILLIAMSON]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared **GLENDA S. VOSS FLEXNER, TRUSTEE,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon her oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at Franklin, Tennessee, this 19th day of August, 2004.

NOTARY PUBLIC
AT LARGE
Douglas A. Brace
My Commission Expires
September 24, 2005
STATE OF TENNESSEE

NOTARY PUBLIC

My commission expires:_____

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