FILE NO. SP43466
FILE BOX "7"

	STATE OF TENNESSEE) **COUNTY OF DAVIDSON)** The actual consideration or value for this Transaction is $122,252.00 Robert B. Walls Jr. Affiant Sworn to and subscribed before me this 29th day of Oct, 2004. Betty [illegible] NOTARY PUBLIC My Commission expires 2/2/06

Davidson County DEEDWARR
Recvd: 11/02/04 15:04 2pgs
Fees:13.00 Taxes:452.33
20041102-0131968

THIS INSTRUMENT WAS PREPARED BY:

Paul J. Fealk, UAW-GM Legal Services Plan, P.O. Box 1797, Spring Hill, TN 37174

ADRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP AND PARCEL NO.:
THERESHA ARMSTRONG, **a single woman** **1215 Bellshire Drive** **Nashville, TN 37207**	**Theresha Armstrong** **1215 Bellshire Drive** **Nashville, TN 37207**	**MAP 41-15-50**

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **ROBERT B. WALLS, JR., and wife, MABEL J. WALLS (also known as Lorene J. Walls)**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **THERESHA ARMSTRONG**, hereinafter called the Grantee, her heirs [successors] and assigns, a certain tract [parcel] of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 305 on the Plan of Bellshire Estates, Section "A", of record in Book 2331, Page 116, Register's Office for said county.
>
> Said Lot No. 305 fronts 126.9 feet on the southerly side of Bellshire Drive and runs back 268.7 feet on the westerly line and 272.8 feet on the easterly line to a dead line in the rear on which it measures 146 feet.
>
> Being part of the same property conveyed to Robert B. Walls, Jr. and wife, Mabel J. Walls (also known as Lorene J. Walls), by deed form Gaines and Gregory Construction Company, Inc. of record in Book 2802, Page 211, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:
1. 2004 taxes and/or assessments, which have been prorated and assumed by Grantee.
2. Easements, restrictions, encumbrances and matters of record in the Register's Office for said County.
3. All other easements, restrictions, encumbrances and all other matters of record in the Davidson County Register of Deeds Office.

This is improved property known as 1215 Bellshire Drive, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, her heirs and assigns, forever; and Grantors do covenant with said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the

same is unencumbered, except as otherwise herein set out; Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 29th day of October, 2004.

Robert B. Walls Jr.
ROBERT B. WALLS, JR.

Mabel J. Walls
MABEL J. WALLS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Betty Mitchell, the undersigned Notary Public in and for said County and State, the within named grantors, **Robert B. Walls, Jr. and wife, Mabel J. Walls (also known as Lorene J. Walls)** with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purpose therein contained.

Witness my hand and official seal, this 29th day of October 2004.

Betty Mitchell
Notary Public

BETTY MITCHELL NOTARY PUBLIC AT LARGE MAURY COUNTY, TENN.

My commission expires : 2/21/06