| Name and Address of New Owner: | Send Tax Bills To: | Prepared by: |
|---|---|---|
| Jennifer Young<br>1426 Greenwood Avenue<br>Nashville TN 37206 | Same | David W. McMackin<br>104 East Park Dr., Ste. 104<br>Brentwood, TN 37027 |

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater for this transfer is $161,000.00

Affiant

Subscribed and sworn to before me on October 28, 2004.

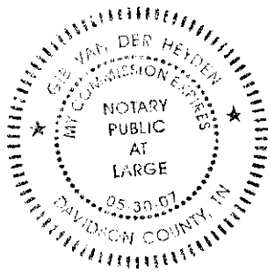
Notary Public

My Commission Expires:_____

Map & Parcel No.
83-2-63.00

Davidson County DEEDWARR
Recvd: 11/03/04 10:55 2pgs
Fees:13.00 Taxes:595.70

20041103-0132339




## WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, James M. Moller and wife, Monika Joanna Moller (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Jennifer Young (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

**A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:**

**Being Lot No. 24 on the Plan of Sharpe and Horn's Subdivision of Elwood Place as of record in Plat Book 332, page 18, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more detailed description of said lot.**

**Being the same property conveyed James M. Moller and wife, Monika Joanna Moller by virtue of a Quitclaim Deed dated July 2, 2003, from Mitchell A. Watts, Trustee, of record as Instrument No. 20040223-0020022, Register's Office for Davidson County, Tennessee, and further being the same property conveyed to James M. Moller, unmarried, by virtue of a Warranty Deed, from David A. Benton, Lori Benson, of record as Instrument No. 20020808-0095589, in the Register's Office of Davidson County, Tennessee.**

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 1426 Greenwood Avenue, Nashville, TN 37206.

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, her heirs and assigns forever. Grantor covenants that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

**GRANTOR further covenants** and binds themselves and their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, her heirs and assigns, against the lawful claims of all persons.

**WITNESS** my hand on October 28, 2004.

James M. Moller

Monika Joanna Moller

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, James M. Moller and Monika Joanna Moller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 28th day of October, 2004.

Notary Public

My Commission Expires: