WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/15/04 14:08 2pgs
Fees:13.00 Taxes:851.00

20041215-0149239

G-CD-04-00917

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

Affiant

Subscribed and sworn to before me, this 14th DAY OF December, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SANDRA S. TOMLIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
EXPIRES: FEBRUARY 19, 2007

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Heather S. McBee	New Owner (NAME)	
917 Marengo Lane		118-9-172
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JEANNE ANNE NAUJECK, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto HEATHER S. MCBEE, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING LOT NO. 17 ON THE PLAN OF SUTTON HILL SECTION, MARENGO PARK, OF RECORD IN BOOK 974, PAGE 67 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

SAID LOT NO. 17 FRONTS 76.65 FEET ON THE SOUTHERLY SIDE OF MARENGO LANE AND RUNS BACK 180.1 FEET ON THE WESTERLY LINE AND 176.5 FEET ON THE EASTERLY LINE TO THE RIGHT OF WAY OF THE GLENDALE CAR LINE, MEASURING 78 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JEANNE ANNE NAUJECK, UNMARRIED BY WARRANTY DEED FROM THOMAS T. CASSETTY, A SINGLE MAN, RECORDED THE 24TH DAY OF JUNE, 2003 IN INSTRUMENT NO. 20030624-0086796, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record in Plat Book 974, Page 67; Book 3946, Page 987 in Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 917 Marengo Lane, Nashville, Tennessee 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their 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/our hand(s) this 14th day of December, 2004.

Jeanne Anne Naujeck

STATE OF Tennessee
COUNTY OF Davidson

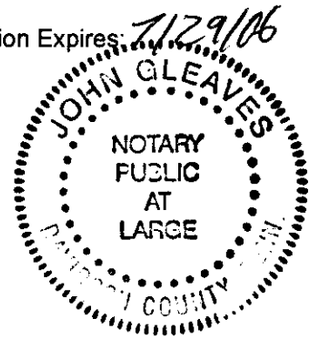
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeanne Anne Naujeck, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 14th day of December, 2004.

Notary Public

My Commission Expires: 7/29/06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903