B07-29

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

KIMBRA R. ROUSH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 26, 2008

03-0412-32423

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $188,000.00

Affiant

Subscribed and sworn to before me, this 7th day of January, 2005.

Kimbra R. Roush

Notary Public
My commission expires:

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
William Louis Lavin	CuCorp, Inc.	103.04-0-355.00
4102 Nebraska Avenue	1400 8th Avenue South	
Nashville TN 37209	Nashville, TN 37203	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mark A. Hayes, unmarried, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to William Louis Lavin and wife, Abigail Harris Lavin, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being the westerly 62.5 feet of the easterly 137.5 feet of Lot No. 68 on the Plan of West End Annex, of record in Book 332, Page 61, Register's Office for said County.

Said part of Lot No. 68 fronts 62.5 feet on the northerly side of Nebraska Avenue, formerly 8th Street, and runs back parallel lines 158.3 feet to an alley.

Being the same property conveyed to Mark A. Hayes, unmarried, by deed from Carl Ray Gourley, married, of record in Instrument No. 20041214-0148506, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4102 Nebraska Avenue, Nashville, TN 37209

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 heirs and assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 01/18/05 08:32 2 pg
Fees:13.00 Taxes:695.60
20050118-0005600

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 7th day of January, 2005.

Mark A. Hayes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mark A. Hayes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 7th day of January, 2005.

Diane K. Mann
State of Tennessee at Large

My Commission expires 03/14/05