Davidson County DEEDWARR
Recvd: 01/20/05 08:50 2 pgs
Fees:13.00 Taxes:407.00
20050120-0006965

This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679
This instrument prepared from information furnished by parties

ADDRESS NEW OWNER:
Anita and Robert Himber
118 W. Lelia St.
Florence, AL 35630

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Evelyn M. Hodge Trust
5216 Larkway Drive
Nashville TN 37211

MAP AND PARCEL:
MAP 148-1
PARCEL 54.00
05DU-4111

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Evelyn M. Hodge, Trustee, EVELYN M. HODGE TRUST, UAD April 25, 1995 hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Anita Himber and husband, Robert Himber, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 51, on the Plan of Section II, Hillbrook, of record in Plat Book 300, Page 12, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Evelyn M. Hodge, Trustee U/A/D April 25,1995, by Quitclaim Deed from Evelyn M. Hodge, a widow of record in Book 9743, Page 472. Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record in Book 4460, Page 25, said Register's Office.

This is improved property known as 247 Willow Lane., Nashville TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Anita Himber and husband, Robert Himber, their heirs and assigns, forever; and I, Evelyn M. Hodge, Trustee, EVELYN M. HODGE TRUST, UAD April 25, 1995 do covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 30th day of December, 2004.

EVELYN M. HODGE, TRUSTEE, U/A/D April 25, 1995

Evelyn M. Hodge Trustee U/A/D.
Evelyn M. Hodge, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Evelyn M. Hodge, Trustee with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Trustee of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 30th day of December, 2004.

Notary Public

My Commission expires: Sept 20, 2008

JAMES L. HODGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 110,000.00.

AFFIANT

Subscribed and sworn to before me this 30th day of December, 2004.

NOTARY PUBLIC
My Commission Expires: Sept 20, 2008

JAMES L. HODGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY