**Return to: Box 10-B
Cohen & Cohen

PICK-UP

THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Davidson County DEEDWARR
Recvd: 03/21/05 14:12 2 pgs
Fees:13.00 Taxes:425.50
20050321-0030597

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
Alexis R. Huyser 1018 Mitchell Road Nashville, TN 37206	Wells Fargo Home Mortgage P. O. Box 5137 Des Moines, IA 50306-5137	83-8-71

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **DOROTHY THOMPSON, DARLENE CARLTON, and A. B. CAREY III, Heirs at Law of Catherine Carey**, have this day bargained and sold, and do hereby transfer and convey unto the said **ALEXIS R. HUYSER**, the Grantee herein, her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the Eleventh Civil District of Davidson County, Tennessee, being Lot No. 117 on the Plan of Rosewood Heights, Section III, as of record in Book 2133, page 61, Register's Office for said County.

Being the same property conveyed to A. B. Carey and wife, Catherine Carey, by deed of record in Book 2294, page 125, said Register's Office, the said A. B. Carey having predeceased Catherine Carey, and the said Catherine Carey having since died.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $115,000.00.
Subscribed and sworn to before me, this 18th day of March, 2005. Affiant
My Commission Expires: 9-22-2007 Notary Public

LEE A. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This is improved property located at 1018 Mitchell Road, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, her (successors), heirs and assigns forever we covenant that we 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 18 day of March, 2005.

Dorothy Thompson
DOROTHY THOMPSON

Darlene Carlton
DARLENE CARLTON

A B Carey III
A. B. CAREY III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, **DOROTHY THOMPSON, DARLENE CARLTON, and A. B. CAREY III,** the within named bargainors, 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 Goodlettsville, Tennessee, this the 18 day of March, 2005.

JUDY CALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Judy Callis
NOTARY PUBLIC

My Commission Expires: 3/22/08