File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

Davidson County DEEDWARR
Recvd: 03/30/05 08:30 2 pg
Fees:13.00 Taxes:2062.75
20050330-0034153

W & I Ref:(gj) Title No: 46177
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Doug Jenrath Courtney Jenrath 4313 Signal Hill Drive Nashville, Tennessee 37205	Countrywide Home Loans 3011 Armory Drive Suite 120 Nashville, Tennessee 37204

TAX MAP-PARCEL NUMBERS: 130-03-031

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$557,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles B. Rush and spouse, Margaret G. Rush**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Doug Jenrath and spouse, Courtney Jenrath** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Tract I
Land in Davidson County, Tennessee, being the easterly 4 feet of the westerly ½ feet of Lot No. 6, Block 9, on an unrecorded Map of Royal Oaks Subdivision, by W.B. Southgate, Surveyor, which said part of said lot is the same as the easterly 45 feet of the westerly ½ feet of Lot No. 6, Block 9, on the Map of the Re-Subdivision of a part of Royal Oaks Subdivision, as of record in Book 547, page 167, Register's Office for said County as follows:

Said part of said lot fronts 45 feet on the southerly side of Signal Hill Drive and runs back between lines, 197 feet 7 ½ inches more or less on the easterly line and 197 feet 6 inches more or less on the westerly line, to a dead line in the rear and measures 45 feet thereon.

Tract II
Land in Davidson County, Tennessee, being Lot No. 7 and the easterly 50 feet of Lot No. 6 on an unrecorded Map of Royal Oaks Subdivision, by W.B. Southgate, Surveyor, which said lot and part of said lot are the same as Lot No. 7 and the easterly 50 feet of Lot No. 6, Block 9, on the Map of the Re-Subdivision of a part of Royal Oaks Subdivision, as of record in Book 547, page 167, Register's Office for said County, as follows:

Said lot and part of lot adjoin and front together 150 feet on the south side of Signal Hill Drive and run back between lines 198 feet 1 inch on the easterly line of Lot No. 7 and 197 feet 7 ½ inches, more or less, on the easterly line of said part of Lot No. 6, to a dead line in the rear, measuring 150 feet thereon.

Being the same property conveyed to Charles B. Rush and spouse, Margaret G. Rush by deed from Jane F. Rebrovick, a single person of record in Book 8453, page 832, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2005, and subsequent years; All Matters shown on the Plan, with Owner's Certificate, of record in Book 547 Page 167, said Register's Office. Easement for water mains granted in instruments of record in Book 613, page 404 and Book 924, page 24, said Register's Office.

This is improved property, known as: 4313 Signal Hill Drive, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of March, 2005.

Charles B. Rush

Margaret G. Rush

State of TENNESSEE
County of DAVIDSON

On this 28th day of March, 2005 , before me the undersigned authority, personally appeared Charles B. Rush and Margaret G. Rush , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary

State of TENNESSEE
County of DAVIDSON

My Commission Expires JULY 21, 2007

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $557,500.00

Affiant

Sworn and subscribed before me this the 28th day of March, 2005

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires JULY 21, 2007