BK 50

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, is $140,000.00.

Affiant

Subscribed and sworn before me this the 22nd day of April, 2005.

Notary Public
My commission expires:

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11/22/2008

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Delaine Watkins & Elizabeth Adrian 5016 W. Durrett Dr Nashville, TN 37211	New Owner	147-10-0 066.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ruth Anne Cassell, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Delaine Watkins, unmarried, and Elizabeth Adrian, unmarried, as Joint Tenants with Right of Survivorship hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 311 on the Plan of Section Five, Caldwell Country Estates, of record in Book 3300, Page 16, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Harold Cassell, Jr. and wife, Ruth A. Cassell, by deed from William F. Robertson, Jr., unmarried, of record as Instrument No. 20010905-0096119, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Ruth Ann Cassell by Quitclaim Deed from Harold Lee Cassell, Jr., dated November 10, 2003, of record as Instrument No. 20040305-0025205, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 5016 W. Durrett Dr, 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 Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 hand this the 22nd day of April, 2005.

Ruth Anne Cassell
By Brandon S. Patrick, her Attorney-In-Fact

Brandon S. Patrick, her attorney in fact

Davidson County DEEDWARR
Recvd: 04/25/05 15:30 2 pgs
Fees:13.00 Taxes:518.00

20050425-0045883

State of Tennessee
County of Davidson

On this **22nd** day of **April, 2005**, before me, the undersigned Notary Public in and for said County and State, personally appeared **Brandon S. Patrick** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Ruth Anne Cassell**, by **Specific** Power of Attorney dated **April 20, 2005**, and who acknowledged that he executed the same as the free act and deed of **Ruth Anne Cassell**.

Witness my hand and official seal of office this **22nd** day of **April, 2005**.

My Commission Expires:

Notary Public

