WARRANTY DEED

The actual consideration or value for this transfer is $ 165,000.00.

AFFIANT

STATE OF TENNESSEE }
COUNTY OF Sumner }

SWORN TO AND SUBSCRIBED before me this 29th day of APRIL 2005.

NOTARY PUBLIC

My Commission Expires: 12/09/08

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

This space for Register of Deeds

Davidson County DEEDWARR
Recvd: 05/12/05 15:09 2 pgs
Fees:13.00 Taxes:610.50
20050512-0053940

This instrument prepared by: Johnny Ellis, Attorney, 306 Gay Street, Suite 200 Nashville, TN 37201, file#05040008

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Gonzalo M. Robles, & Maria Robles 1136 Eastdale Ave Nashville, TN. 37216	New Owner	61-12-0 / 25.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Gonzalo M. Robles and, Maria Robles, and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, **EDITH G. WEDDINGTON**, formerly known as **EDITH G. WALLACE**, and, ~~**CECIL B. WEDDINGTON,**~~ * the GRANTORS herein, have bargained and sold, and by these presents do transfer and convey unto:

GONZALO M. ROBLES *and wife*, **MARIA ROBLES**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

TRACT I:

Being Land in Davidson County, Tennessee and described as a strip of land two and one-half feet (2.5') wide and one hundred seventy feet (170') long lying on the Westernmost part of Lot 135 of Eastdale Place, of record in Book 547, pages 29 and 30, in the Register's Office for Davidson County, Tennessee. Said strip of land runs parallel with the common boundary line of Lots 134 and 135 of the said Eastdale Place, and is now a part of said Lot 134.

Being the same Property conveyed to Ray S. Wallace and wife Edith G. Wallace by Deed from Clyde E. Womack and wife Barbara C. Womack of record in Book 5357, page 963, said Register's Office.

Tract II:

Land in Davidson County, Tennessee being All of Lot 134 on the Map of Eastdale Place as of record in Book 547, pages 29 and 30, Register's Office for Davidson County, Tennessee.

Said Lot 134 fronts 80 feet on the South Side of Eastdale Avenue and runs back between Parallel Lines 170 feet to a dead line.

Being all the same Property conveyed to Edith G. Wallace by Deed from Ray S. Wallace of Record in Book 5357, page 965, said Register's Office. The said Edith G. Wallace having since married Cecil B. Weddington, and is now known as Edith G. Weddington. Cecil B. Weddington ~~executes this Deed to convey any right he has in the property, marital or otherwise~~.*

This property is subject to the Easement and Restriction Agreement between Clyde E. Womack, etux, and Edith Weddington recorded as instrument

#20050512-0053939, Said Register's Office.

*Cecil B. Weddington now deceased.

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 and assigns, forever. We do covenant with the said GRANTEES that we 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. We do further covenant and bind ourselves, our heirs 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.

The herein described property is subject to the following:
2005 Property taxes are to be prorated and assumed by the GRANTEES.

This is improved property known as: 1136 Eastdale Ave, Nashville,, TN. 37216.

Witness our hands this 29 day of APRIL, 2005.

Edith G. Weddington
F/K/A Edith G. Wallace

~~Cecil B. Weddington~~

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Leroy J. Ellis, a Notary Public in and for said County and State, the within named Edith G. Weddington and Cecil B. Weddington the bargainers, 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 Nashville, Tennessee this 29 day of APRIL, 2005.

NOTARY PUBLIC

My Commission Expires: 3-22-08

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 22, 2008

WARRANTY DEED

From: **Edith G. Weddington**
and,
Cecil B. Weddington

To: **Gonzalo M. Robles**
and,
Maria Robles

Property:
1136 Eastdale Ave
Nashville,, TN. 37216

This Instrument was Prepared by:
Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003
615-847-2000

Please Record and Return To:
Highland Title, LLC
394 West Main, B-14
Hendersonville, TN 37075