This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

Davidson County DEEDWARR
Recvd: 06/03/05 10:19 2 pgs
Fees:13.00 Taxes:149.85
20050603-0063200

ADDRESS NEW OWNER:
Wesley R. Hightower
5732 Knob Road
Nashville, TN 37209

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 72-13
PARCEL 216.00
27W-12410

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Mildred Gibbs Colbert, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Wesley R. Hightower, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 178, on the Plan of Trevecca Subdivision of Renraw, of record in Plat Book 421, Pages 72 and 73, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Mildred Gibbs Colbert, by deed from Andrew H. Overstreet and wife, Emma S. Overstreet of record in Book 3709, Page 91, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office.

Taxes for 2005 have been pro-rated and assumed by grantee.

This is improved property known as 936 Strouse Avenue, Nashville, 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Wesley R. Hightower, his heirs and assigns, forever; and I, Mildred Gibbs Colbert, unmarried do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 27th day of May, 2005.

Mildred Gibbs Colbert

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Mildred Gibbs Colbert, unmarried the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of May, 2005.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/22/2008

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 40,500.

AFFIANT

Subscribed and sworn to before me this 27th day of May, 2005.

NOTARY PUBLIC
My Commission Expires: 3/22/2008

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.