The Name and Address of the new owner is:

Annie Reed
3137 Moorewood Drive
Nashville, Tennessee 37207

MAIL TAX BILLS TO:

AmSouth Bank
North Building, 6th Floor
2050 Parkway Office Circle
Birmingham AL 35244

Map and Parcel No. 60-2-128

Davidson County DEEDWARR
Recvd: 06/03/05 11:04 3 pgs
Fees:18.00 Taxes:323.75
20050603-0063293

# WARRANTY DEED

This Deed, made and entered into on the day and year written below by and between EVELYN P. FANCHER, and MARK P. FANCHER hereinafter referred to as, GRANTOR, and ANNIE REED, hereinafter referred to as GRANTEE.

**WITNESSETH:**

That for and in consideration of $87,500.00 (Eighty Seven Thousand Five Hundred and 00/100 Dollars) and other good and valuable consideration, paid by the GRANTEE to GRANTOR, receipt of which is hereby acknowledged, GRANTOR hereby grants, bargains, sells, conveys, remises, releases and transfers to the GRANTEE, its successors and assigns all rights, title, interest, claim or demand of GRANTOR in a certain tract or parcel of land lying and being in Davidson County, Tennessee and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot(s) 99, as shown on the map entitled Parkwood Estates, Section 1, of record in Plat Book 2900, page(s) 119-120, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to EVELYN P. FANCHER AND MARK P. FANCHER, by deed from MARCUS J. MITCHELL AND WIFE, JEANETTE MITCHELL, of record in Book 5787, page 841, dated August 25, 1981, said Register's Office.
>
> Said property is generally known as 3137 Moorewood Drive, Nashville, Tennessee 37207.
>
> This conveyance is made to the Grantee, his successors and assigns.

To have and to hold said tract or parcel of land, together with all privileges and appurtenances thereto belonging to the said GRANTEE and its successors and assigns in fee simple forever.

Grantor covenants that they are seized of said land in fee and have the right to convey the same in fee simple; that the same is free and clear of all encumbrances, and that they will warrant and defend the title herein conveyed against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, said GRANTOR has hereunto set her signature on the date below written.

Dated: 5/31/05

Evelyn P. Fancher
EVELYN P. FANCHER

Dated: 5/31/05

Mark P. Fancher by Evelyn P. Fancher POA
MARK P. FANCHER

STATE OF Tennessee ]
COUNTY OF Davidson ]

Before me Renard A. Hirsch, Sr., a Notary Public of the State and County aforesaid, personally appeared EVELYN P. FANCHER, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the individuals who executed the foregoing instrument as their own free act and deed.

Witness my hand and seal, at office in Nashville, Tennessee, this 31st day of May, 2005.

RENARD A. HIRSCH, SR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public

My Commission Expires: _____

STATE OF Tennessee ]
COUNTY OF Davidson ]

Before me Renard A. Hirsch, Sr., a Notary Public of the State and County aforesaid, personally appeared Evelyn P. Fancher, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the Power of Attorney for MARK P. FANCHER who executed the foregoing instrument as Power of Attorney for MARK P. FANCHER as his free act and deed.

Witness my hand and seal, at office in Nashville, Tennessee, this 31st day of May, 2005.

RENARD A. HIRSCH, SR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public

The actual Consideration or value of this transfer, whichever is greater, is $87,500.00.

Evelyn P. Fancher
Affiant

STATE OF Tennessee ]
COUNTY OF Davidson ]

Before me, Renard A. Hirsch, Sr., a Notary Public of the State and County aforesaid, personally appeared Evelyn P. Fancher, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the individuals who executed the foregoing instrument as their own free act and deed.

Witness my hand and seal, at office in Nashville, TN, this 31st day of May, 2005.

RENARD A. HIRSCH, SR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public

My Commission Expires: _____

This Instrument Prepared By:

Renard A. Hirsch, Sr.
SMITH, HIRSCH, BLACKSHEAR & HARRIS, PLC
Attorneys At Law
One Vantage Way, Suite B-105
Nashville, Tennessee 37228
615-242-5003

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot(s) 99, as shown on the map entitled Parkwood Estates, Section 1, of record in Plat Book 2900, page(s) 119-120, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

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