Return to: First Title and Escrow Co., Inc.
File Number 24183 Box 9b

Davidson County DEEDWARR
Recvd: 06/06/05 15:16 2 pg
Fees:13.00 Taxes:574.98

20050606-0064474

WARRANTY DEED

SUM-05-747

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,400.00

Affiant

Subscribed and sworn to before me, this 31st DAY OF May, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marcie Ann Douget	SunTrust Mortgage, Inc	
747 Harpeth Trace Drive	(NAME) 201 Fourth Avenue N 7th Flr	143-2-C-15.00CO
(ADDRESS) Nashville, Tennessee 37221	(ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we SUE ELLEN HATTON, EXECUTRIX OF THE ESTATE OF N. OWEN HOVATER, DECEASED, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MARCIE ANN DOUGET AND WILLIAM JOSH ANDERSON, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, Being Unit 15 on the Plan of Harpeth Knoll, Planned Unit Development, of record in Book 5200, page 764, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Noble Owen Hovater by deed dated February 18, 1993, from Leader Federal Bank for Savings, of record in Book 8870, page 13, Register's Office for Davidson County, Tennessee. Noble Owen Hovater died on May 9, 2005. Subject property was under contract for sale to the grantees herein at the time of the death of Noble Owen Hovater, and Sue Ellen Hatton, as Executrix of the Estate of N. Owen Hovater, No. 05P-750, Davidson County, Probate Court Clerk's Office, executes this deed pursuant to the provisions of T.C.A. 66-4-101.

Noble Owen Hovater and N. Owen Hovater are one and the same person.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 747 Harpeth Trace Drive, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and 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; and 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. 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/our hand(s) this 31st day of May, 2005.

Sue Ellen Hatton, Executrix of
the Estate of N. Owen Hovater, deceased

STATE OF Tennessee

COUNTY OF Davidson

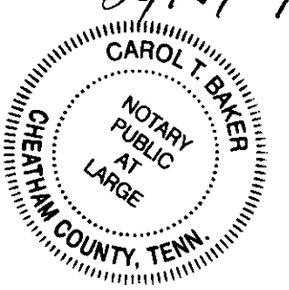
I, Carol T. Baker, a Notary Public of the County and State first above written, do hereby certify that Sue Ellen Hatton, Executrix of the Estate of N. Owen Hovater, deceased personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 31st day of May, 2005.

(Notary Public

My Commission Expires: 2/15/09

(SEAL)



RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800