Davidson County DEEDWARR
Recvd: 07/14/05 14:27 2 pgs
Fees:13.00 Taxes:1147.00

20050714-0081946

WARRANTY DEED

G-CD-05-7132

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $310,000.00

Barbara M. Trammell
Affiant

Subscribed and sworn to before me, this 8th DAY OF July, 2005.

Notary Public

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: (AFFIX SEAL)

My Commission Expires APRIL 25, 2006

THIS INSTRUMENT WAS PREPARED BY:
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara M. Trammell	Realty Mortgage Corporation	
7132 Holt Run Drive	(NAME) 7000 Executive Center Drive, Suite 200	
(ADDRESS) Nashville, Tennessee 37211	(ADDRESS) Brentwood, TN 37027	180-03A 112.00 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROBERT C. ALLEN AND WIFE, CARRIE D. ALLEN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BARBARA M. TRAMMELL, AN UNMARRIED WOMAN, ~~AND [illegible] AN UNMARRIED WOMAN AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP~~, hereinafter called the Grantee(s), 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 Lot 48 on the Plan of STONE CREEK PARK, SECTION 3, as shown on plat of record in Plat Book 9700, Page 266 amended in Plat Book 9700, Page 956, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Robert C. Allen and wife, Carrie D. Allen by Warranty Deed from Drees Premier Homes, Inc. f/k/a Drees Preferred Collection, Inc., recorded on the 3rd day of January, 2002 in Instrument No. 20020103-0000806, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 9700, page 266 and amended in Plat Book 9700, page 956; Book 10324, page 365 and amended in Instrument No. 20010719-0076875 and supplemented in Instrument No. 20020722-0087705; Book 10324, page 358 and Instrument No. 20040719-0085622, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 7132 Holt Run Drive, Nashville, Tennessee 37211
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 8th day of July, 2005.

Robert C. Allen

Carrie D. Allen

STATE OF Tennessee
COUNTY OF Davidson

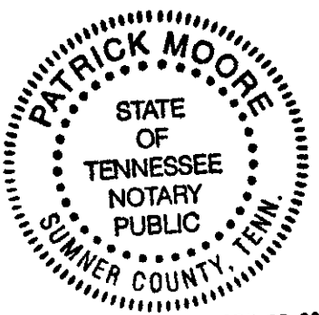
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert C. Allen and Carrie D. Allen, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 8th day of July, 2005.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires APRIL 25, 2006

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903