State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $79,500.00.

Subscribed and sworn to before me, this 26th day of July, 2005.

JESSICA TALBOTT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Dalena Wilcox
Affiant

My Commission Expires:

My Commission Expires MAY 24, 2008

Jessica Talbott
Notary Public

File No. N14214

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/27/05 12:38 2 pgs
Fees:13.00 Taxes:294.15

20050727-0087580

THIS INSTRUMENT WAS PREPARED BY
First National Financial Title Svs., Inc.
25 Century Boulevard
Suite 203
Nashville, TN 37214

ADDRESS OF NEW OWNER:		SEND TAX BILLS TO:	
NAME: Dalena Wilcox		NAME: Dalena Wilcox	
STREET ADDRESS: 2428 Monticello Drive		STREET ADDRESS: 2428 Monticello Drive	
CITY: Nashville	STATE: Tennessee	CITY: Nashville	STATE: Tennessee
ZIP CODE: 37207		ZIP CODE: 37207	
MAP & PARCEL NO.: 071-01-0-121.00			

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Verbie A. Spencer, widowed and unmarried

Hereinafter called Grantor has, bargained and sold, and by these presents do hereby transfer and convey unto Dalena Wilcox, unmarried

Hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 29 on the Revised Plan of Section One, First Addition to Trinity Hills Village, as of record in Book 4175, Page 92.

Said Lot No. 29 fronts 58 feet on the southerly margin of Monticello Drive and extends back 116.8 feet on the westerly line and 94.3 feet on the easterly line, to a broken line in the rear measuring 78.4 feet thereon.

BEING the same property conveyed to Louis Spencer and wife, Verbie A. Spencer by Warranty Deed from Mable Murphy and Linda Garrett, unmarried, dated 09/27/76, recorded 10/12/76, in Book 5076, Page 859, Davidson County, Tennessee. The said Louis Spencer now being deceased.

This is improved property known as 2428 Monticello Drive, Nashville, TN 37207

To have and to hold the said tract or parcel of land, with all the appurtenance, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and I do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered,

Unless otherwise herein set out; 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/her heirs and assigns, against the lawful claims of all persons whomsoever.

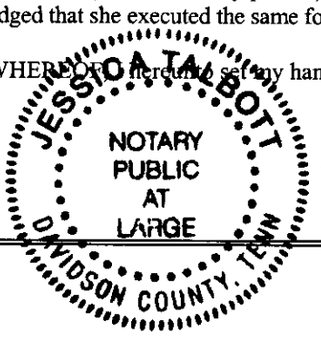
WITNESS my hand this 26th day of July, 2005.

Verbie A Spencer
Verbie A. Spencer

State of Tennessee
County of Davidson } ss

On this the 26th day of July, 2005, before me, the undersigned Notary Public, personally appeared **Verbie A. Spencer**, known to me (or satisfactorily proven) to be the person whose nameis subscribed to the within instrument, and acknowledged that she executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.



Jessica Talbott
Notary Public
My commission expires _____

My Commission Expires MAY 24, 2008

WARRANTY DEED