This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6050525

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Send Tax Bills To:
Same

Davidson County DEEDWARR
Recvd: 08/29/05 12:40 3 pgs
Fees:18.00 Taxes:508.75
20050829-0103132

New Owner is:
Robert Wilbert
5949 Colchester Drive
Hermitage, TN 37076

MAP: 87-05-0-A
PARCEL: 46.00CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Elfreda L. Anderson and Ann Lucille Anderson and Linda Darlene Jacobs**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Robert Wilbert and Lisa Ann Hendrickson**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 99 on the Plan of Farmingham Woods, Phase II, Section I, a Planned Unit Development, of record in Book 7900, page 306, Said Register's Office, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Elfreda Anderson, Ann Lucille Anderson and Linda Darlene Norris, as joint tenants with right of survivorship, by Warranty Deed from Jeffrey Alan Gaines dated June 28, 2002, recorded July 16, 2002, in Instrument NO. 20020716-0085707, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

_____
Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 12th day of August, 2005.

GRANTOR:

Elfreda Anderson by Ann Anders

Elfreda L. Anderson, by Ann Lucille Anderson as Attorney-in-Fact

Ann L Anders

Ann Lucille Anderson

Linda D. Jacobs

Linda Darlene Jacobs

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson **)**

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Ann Lucille Anderson** , with whom I am personally acquainted, or proved to me to on the basis of satisfactory evidence, and who upon oath acknowledged that he/she holds a valid power of attorney executed by ***Annxxkxcillexxxxxxxxx, and acting under such power of attorney he/she executed the foregoing instrument for the purposes there in contained. Power of Attorney appearing of record in Record Book _____, Page _____, of the said Register's Office of Davidson County, Tennessee. ***ELFREDA L. ANDERSON

Witness my hand and seal on this the 12th day of August, 2005.

MELISSA L. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Melissa L. Sanders
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES JULY 19, 2008

STATE OF TENNESSEE)
COUNTY OF Davidson **)**

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Ann Lucille Anderson and Linda Darlene Jacobs**, 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 foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 12th day of August, 2005

Notary Public

My Commission Expires: _____

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 19, 2008

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $137,500.00.

Affiant

SWORN TO and subscribed before me this 12th day of August, 2005.

NOTARY PUBLIC

My commission expires:

_____

MELISSA L. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 19, 2008