WARRANTY DEED

G-CD-05-00504

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $147,000.00

Carlene Chappell
Affiant

Subscribed and sworn to before me, this 24th DAY OF August, 2005.

Janice H. Collins
Notary Public

MY COMMISSION EXPIRES: 1/28/06
(AFFIX SEAL)

JANICE H. COLLINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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
Eldon E. Walker	JP Morgan Chase (NAME)	
504 Huntington Ridge (ADDRESS)	P.O. Box 79046 (ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Phoenix, AZ 85062-9046 (CITY) (STATE) (ZIP)	161-11A 127.00CO

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 BARBARA M. TRAMMELL,UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ELDON E. WALKER, 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 NO. 127 OF THE HUNTINGTON RIDGE TOWNHOUSE SUBDIVISION, OF RECORD IN PLAT BOOK 9700, PAGE 846, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO BARBARA M. TRAMMELL, UNMARRIED BY WARRANTY DEED FROM WESTMINSTER HOMES, INC., RECORDED ON THE 3RD DAY OF APRIL, 1998 IN DEED BOOK 10870, PAGE 393, 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 of record in Book 9700, page 846; Book 4729, page 687; Book 4889, page 905; Book 5394, page 243; Book 7423, page 762; Book 4499, page 443; and Book 9775, page 308, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 504 Huntington Ridge, 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 24th day of August, 2005.

Barbara M. Trammell
Barbara M. Trammell

Davidson County DEEDWARR
Recvd: 08/31/05 08:13 2 pgs
Fees:13.00 Taxes:543.90

20050831-0103937

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Barbara M. Trammell, 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 24th day of August, 2005.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903

BOX 50-B

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD, TN 37027