Box 17

Davidson County DEEDWARR
Recvd: 09/20/05 11:45 2 pgs
Fees:13.00 Taxes:225.70
20050920-0112935

This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Berenda R. Vance and Charles M. Vance
~~3505-B Mays Street~~ 3686 RICHBRIAR COURT
Nashville, Tennessee 37211

SEND TAX BILL:
To Owners

MAP AND PARCEL:
MAP 133-01-
PARCEL 264.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, THE TUCKER FAMILY TRUST, dated April 21st, 2004, Gene A.Tucker and Joy F. Tucker, Trustors and/or Trustees, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Berenda R. Vance and husband, Charles M. Vance, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 450, on the Plan of Sunrise Heights, Second Plan, of record in Plat Book 421, Page 46, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to THE TUCKER FAMILY TRUST, dated 4/21/04, Gene A. and Joy F. Tucker, Trustors and/or Trustee, by deed from Gene A. Tucker and wife, Joy F. Tucker of record in INST: 20040721-0087399, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record Book 421, Page 46, in said Register's Office.

Taxes for 2005 have been pro-rated and paid.

This is improved property known as 3505-B Mays Street, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Berenda R. Vance and husband, Charles M. Vance, their heirs and assigns, forever; and THE TUCKER FAMILY TRUST, dated April 21st, 2004, Gene A.Tucker and Joy F. Tucker, Trustors and or Trustees, 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 16th day of September, 2005.

THE TUCKER FAMILY TRUST

Gene A. Tucker

Gene A. Tucker

Joy F. Tucker

Joy F. Tucker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Gene A. Tucker and Joy F. Tucker with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Trustors and/or Trustees of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 16th day of September, 2005.

Notary Public

HAROLD REEVES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires: ~~3/22/08~~ 5-23-06

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 61,000.00.

Brenda R Reeves

AFFIANT

Subscribed and sworn to before me this 16th day of September, 2005.

Laura A. Beasley

NOTARY PUBLIC

My Commission Expires: ~~3/22/2008~~ 11/26/05

LAURI A. BEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY