RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

WARRANTY DEED

State of Tennessee)
County of Davidson)

G#3077-2

The actual consideration or value, whichever is greater, for this transfer is **$365,000.00**.

Affiant

Subscribed and sworn to before me, this the 6th day of October, 2005.

Notary Public

My commission expires: 03-22-2008

(AFFIX SEAL)

JASON CHAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 10/07/05 11:21 2 pgs
Fees:13.00 Taxes:1350.50
20051007-0121312

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
SYBIL A. SPAULDING	Countrywide Home Loans	**Map 118-05-0, Parcel 045.00**
1000 Gale Lane	3011 Armory Drive #120	
Nashville, TN 37204	Nashville, TN 37204	

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, I,

GENA H. CARTER A/K/A GENA MARIE CARTER AND GENA HUNTER CARTER, an unmarried woman

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SYBIL A. SPAULDING, unmarried

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A 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. 12 and part of Lot No. 11 on the Subdivision of the South part of Dr. L. G. Noel's Property, as of record in Book 547, Page 105, Register's Office for Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, dated August 15, 1937, as follows:

SAID Lot No. 12 and part of Lot No. 11 adjoin and front together 146.5 feet on the northerly side of Gale Avenue and run back 150 feet on the westerly line and 153 feet on the easterly line, to a dead line on which they measure 117 feet.

BEING the same property conveyed to James P. Carter and wife, Gena H. Carter, by Warranty Deed dated March 19, 1968, from Elizabeth Brewster Meggs, of record in Book 4221, Page 35, Register's Office for Davidson County, Tennessee. The said parties having since divorced. The said property was divested out of James Puckett Carter and vested in Gena Marie Carter by Final Decree of Divorce, of record in Book 5131, Page 410, said Register's Office. James Puckette Carter being one and the same person as James P. Carter.

GENA H. CARTER BEING ONE AND THE SAME PERSON AS GENA MARIE CARTER AND GENA HUNTER CARTER.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the GRANTOR herein.

This is IMPROVED (__X__) unimproved (____) property, known as: **1000 Gale Lane, Nashville, TN 37204**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 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 GRANTEES, 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 **6th** day of **October, 2005.**

Gena H Carter
aka Gena Marie Carter
and Gena Hunter Carter

GENA H. CARTER A/K/A GENA MARIE CARTER AND GENA HUNTER CARTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **GENA H. CARTER A/K/A GENA MARIE CARTER AND GENA HUNTER CARTER, an unmarried woman,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **6th** day of **October, 2005.**

Notary Public

My Commission Expires: 5/30/07

STEPHEN W. ARTHUR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.