This Instrument Was Prepared By:
Michael K. Radford
Stockton Title & Escrow, LLC
5110 Maryland Way
Ste. 320
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 11/14/05 14:24 3 pgs
Fees:18.00 Taxes:431.34
20051114-0137383

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Cumberland Properties, LLC** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Eddie C. Alford** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 10 day of November, 2005

Cumberland Properties, LLC

By: _____

Title; Managing Member

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **M. Travis Dukes** the **Managing Member of Cumberland Properties, LLC** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 10 day of November, 2005.

GERALD B. STOCKTON
STATE OF TENNESSEE
NOTARY PUBLIC

_____
Notary Public

RECORDERS MEMO
LEGIBILITY, TYPING OR PRINTING OF DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$116,578.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 10 day of November, 2005

Notary Public

My Commission Expires:_____

Map and Parcel: 72-15-34.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Eddie C. Alford
2609 Pennington Ave.

Nashville, TN 37216

STATE OF TENNESSEE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Exhibit A

Being Lot No. 6 on the plan of Burns Subdivison of Maxey's Addition to Brownsville, of record in Book 161, page 98, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 6 fronts 50 feet on the easterly side of Pennington Avenue and runs back between parallel lines 150 feet to an alley on which it measures 50 feet.

Being the same property conveyed to Cumberland Properties, by Quitclaim Deed from M. Travis Dukes dated 06/17/05, and recorded 06/20/05 as Instrument Number 20050620-0070078, Register's Office. Also being the same property conveyed to M. Travis Dukes from Edward W. Meek, by Warranty Deed dated 05/26/05, and recorded 06/02/05 as Instrument Number 20050602-0062385, Register's Office for Davidson County, Tennessee.