Davidson County DEEDWARR
Recvd: 11/14/05 15:19 2 pg:
Fees:13.00 Taxes:416.25
20051114-0137471

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Julian R. Soell
261 Carnes Drive
Franklin, TN 37064

SEND TAX BILL:

New Owner

MAP AND PARCEL:
MAP 83-12
PARCEL 157

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Laura Gilmer**, ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Julian R. Soell**, ("Grantee"), his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Section 6, 3rd Addition, Rosewood Heights, as of record in Plat Book 2854, page 90, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Laura Gilmer, by Successor Trustee's Deed from Robert S. Coleman, Jr., Successor Trustee, dated August 25, 2005, of record in Instrument No. 20050909-0108653, Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to such limitations and restrictions and easements as may affect the premises.

This is improved property known as 2507 Eastland Avenue, Nashville, TN 37206, and has never been the primary residence of Grantor or Grantor's spouse.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, his heirs, successors 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 my hand this 14 day of November, 2005.

Laura Gilmer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Laura Gilmer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 14 day of November, 2005.

Notary Public

My Commission Expires: 7/21/07

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $112,500.00.

AFFIANT

Subscribed and sworn to before me
this 14 day of November, 2005.

NOTARY PUBLIC

My Commission Expires: May 24 2008

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.