Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

LAWYER'S ESCROW SERVICE, INC.
2021 RICHARD JONES ROAD, SUITE 220
NASHVILLE, TN 37215

39-B
File #05-1547

Davidson County DEEDWARR
Recvd: 11/18/05 09:29 2 pgs
Fees:13.00 Taxes:1147.00

20051118-0139425

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Poppy P. Buchanan, and Karl S. Davidson and Marceleen R. Alford, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Sheila McCall, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, Being Lot No. 367 on the Plan of Richland Realty Company Division "C" Resubdivision Lots #367 and part of 368 of record in Book 6050, page 228, Register's Office for said County.

Said Lot No 367 fronts 60.0 feet on the northerly margin of Cambridge Avenue and extends back between parallel lines 252.54 feet to a dead line.

Being the same property conveyed to Poppy P. Buchanan and Karl S. Davidson by Warranty Deed from Karl S. Davidson, unmarried and Ina Katherine Warren, unmarried, dated 10/30/2001, of record in Instrument No. 20011105-0121011. The said Poppy P. Buchanan having conveyed a 25% interest unto Marceleen R. Alford by Quitclaim deed recorded in Instrument No. 20020409-0043702, Register's Office for Davidson County, Tennessee.

The property conveyed herein is not the residence of the Grantors, their respective spouse or issue. The Grantee is an unmarried person.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3912 Cambridge Avenue, Nashville TN, 37215.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 14 day of November, 2005

Poppy P. Buchanan

Karl S. Davidson

Marceleen R. Alford

State of Tennessee)
County of Davidson)

On this 14 day of November, 2005, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Poppy P. Buchanan, Karl S. Davidson and Marceleen R. Alford, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-30-09

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 310,000.00.

Affiant

Sworn and subscribed before me on this the 14 day of November, 2005.

Notary Public

My Commission Expires: 7-30-09

NEW OWNER:
Sheila McCall
3912 Cambridge Avenue
Nashville, TN 37215

RESPONSIBLE FOR TAX PAYMENT:
Same as new owner

TAX MAP-PARCEL #:
103-08-0 178.00