40-A

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires January 24, 2009

WARRANTY DEED

G-CD-05-2800

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $226,500.00

Philip W. Alexander by KS
Affiant Kay S. Alexander

Subscribed and sworn to before me, this 18th DAY OF November, 2005.

Notary Public

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Philip W. Alexander	Suntrust Mortgage, Inc.	
2800 27th Avenue South	(NAME) 201 4th Avenue North 6th Floor	104-15F-2.00 CO
(ADDRESS) Nashville, Tennessee 37212	(ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we LON RABY, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto PHILIP W. ALEXANDER AND WIFE, KAY S. ALEXANDER, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit B, WOODLAWN DRIVE Condominiums, as established under Master Deed of record in Instrument 20021115-0142186, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Lon Raby by Limited Warranty Deed from Charles R. Barrett, Sr., individually and as an heir of Sandra Vivian Barrett, and David Brown, Jr., Steve Brown, Michelle Brown Hagan and Carl Brown being all the heirs of Sandra Vivian Barrett, recorded on the 6th day of March, 2002 in Instrument No. 20020306-0028396, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Instrument Number 20021115-0142186, and 20021115-0142185, Reigster's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2800 27th Avenue South, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 18th day of November, 2005.

Lon Raby

Davidson County DEEDWARR
Recvd: 11/18/05 15:35 2 pgs
Fees:13.00 Taxes:1208.05

20051118-0139857

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lon Raby, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of November, 2005.

Notary Public

My Commission Expires: 4-25-06

(SEAL)

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires APRIL 25, 2006

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903