# WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00

Affiant

Subscribed and sworn to before me, this 15th DAY OF November, 2005.

Notary Public

MY COMMISSION EXPIRES: 5/24/2008

(AFFIX SEAL)

SANDY SUMMERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

[redacted]4952

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME) | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Equity Trust Co. Custodian | New Owner (NAME) | |
| 4952 Stillwood Drive | | 146-7-91 |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37220 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHARLES ANDERSON, JR. AND WIFE JUANITA V. ANDERSON, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto EQUITY TRUST CO. CUSTODIAN FBO ROGER MYERS IRA, hereinafter called the Grantees, 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 Lot No. 150 on the plan of A Revision of a part of Section One Revised, Crieve Hall Estates, of record in Book 2083, page 27, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Charles Anderson, JR. and wife, Laura Dew Jones Anderson, by Deed from Wiley Jackson Greer, Jr. and wife, Mrs. Nelson McNeill Greer, dated May 3, 1961, of record in Book 3222, page 135, Register's Office for Davidson County, Tennessee. The said Laura Dew Jones Anderson having since died**

This conveyance is subject to any and all existing easements and restrictions as shown of record.

** -- see 2nd pg.

unimproved ( )
This is improved (X) property, known as 4952 Stillwood Drive, Nashville, Tennessee 37220
(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 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 15th day of November, 2005.

Charles Anderson, Jr.

Juanita V. Anderson

Davidson County DEEDWARR
Recvd: 11/30/05 10:30 2 pgs
Fees:13.00 Taxes:721.69
20051130-0143836

STATE OF TENNESSEE

COUNTY OF Williamson

I, ~~Carol T. Baker~~ Sandy Meyer, a Notary Public of the County and State first above written, do hereby certify that Charles Anderson, Jr. and wife Juanita V. Anderson personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 15th day of November, 2005.

Notary Public

My Commission Expires: 5/24/2008

(SEAL)

SANDY MEYER
NOTARY
PUBLIC
AT
LARGE
DAVIDSON COUNTY, TN

**RETURN TO:**

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800

cont'd from front page -

** subject property vesting in Charles Anderson, Jr., as surviving tenant by the entirety. The said Charles Anderson, Jr. having since married Juanita V. Anderson. Juanita V. Anderson joins in the execution of this instrument for the purpose of conveying any and all marital interest she may have in subject property by virtue of her marriage to Charles Anderson, Jr.