Return to
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
(615) 883-58[illegible] (615) 883-754[illegible]

WARRANTY DEED

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$160,000.00.**

Affiant

Subscribed and sworn to before me, this the 28th day of November, 2005.

Notary Public

My commission expires: 07/06/08
(AFFIX SEAL)

DENISE T. TIGNOR STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Ruby Walker	**SAME**	**053-09-020.00**
1337 Cheyenne Blvd.		Davidson County DEEDWARR Recvd: 12/02/05 10:32 2 pgs Fees:13.00 Taxes:592.00
Madison, TN 37115		20051202-0145083

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Barbara S. Ihrig, and a life estate to, and I Harold Ihrig ~~Ihrig~~ H.I.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ruby Walker, a married person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT;
Being Lot No. 2 on the Map of Sequoia Valley subdivision, Section 2, as of record in Book 3700, Page 114, Register's Office for Davidson County, Tennessee.
BEGINNING at a point on the southeasterly margin of Cheyenne Boulevard which is a common corner of Lots Nos. 1 and 2; thence in a southeasterly direction along the line between said Lots, 181.1 feet to a point; thence northeasterly 135.0 feet to a point on the southwesterly margin of Apache Lane; thence northwesterly along said margin 150.4 to a point; thence southwesterly around a curve 38.73 feet to a point on the southeasterly margin of Cheyenne Boulevard; thence southwesterly along said margin 95.6 feet to a point of beginning.

Legal description taken from prior deed.
*****Acreage Not Insured******

Being the same property conveyed to Barbara S. Ihrig and a Life Estate to I. Harold Ihrig, by Deed from Susie M. Gifford, Unmarried, dated 1/23/02, of record in Instrument No. 20020129-0012370, Register's Office for Davidson County, TN.

This is improved (__x__) Unimproved (____) property, known as **1337 Cheyenne Blvd., Madison, TN 37115**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 **28th** day of **November, 2005.**

Barbara S. Ihrig
Barbara S. Ihrig

I. Harold Ihrig
I. Harold Ihrig

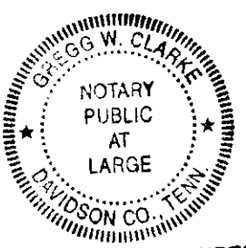
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Barbara S. Ihrig, and I. Harold Ihrig Ihrig,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **28th** day of **November, 2005.**

Notary Public

My Commission Expires:_____



MY COMMISSION EXPIRES
JANUARY 28, 2006