THIS INSTRUMENT WAS PREPARED BY: Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF December 2005 Notary Public MY COMMISSION EXPIRES: 5-24-08 1-25-06 (AFFIX SEAL)

TERINA C. GARRISON NOTARY PUBLIC DAVIDSON CO. MY COMMISSION EXPIRES JAN. 25, 2006

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lenore Rosenblatt	Same	MAP 91-12
4608 Illinois Avenue		PARCEL 1.00
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Lawrence Leslie Klassen**

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

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:

LAND in Davidson County, Tennessee, being the westerly 3 feet of Lot No. 513, all of Lot 515 and the easterly 18 feet of Lot No. 517 of Block 87, on the Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, said Register's Office.

SAID part of Lot No. 513, all of Lot No. 515 and part of Lot No. 517 front together 46 feet on the northerly side of Illinois Avenue and extends back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Linda Klassen and husband, Larry Klassen by deed from Paul L. Holman, Jr. and wife, Tammy L. Holman of record in Book 10073, page 884, said Register's office. And being the same property conveyed to Lawrence Leslie Klassen by Quitclaim Deed from Linda Susan Patterson Klassen of record as Instrument No. 200111270129202, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **4608 Illinois Avenue, Nashville, TN 37209.**

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 our hands this the 5th day of December, 2005.

Lawrence Leslie Klassen

Barbara Klassen

Barbara Klassen

Davidson County DEEDWARR
Recvd: 12/09/05 10:07 2 pgs
Fees:13.00 Taxes:414.40

20051209-0148061

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Lawrence Leslie Klassen** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 5 day of Dec., 2005.

My Commission expires May 24 2008

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

Notary Public

STATE OF North DAKota
COUNTY OF Wells

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barbara Klassen** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 30th day of Nov, 2005.

My Commission expires Apr. 8th, 2011

Gene C. Wilson
Notary Public

GENE C. WILSON
Notary Public
State of North Dakota
My Commission Expires April 8, 2011