This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

Davidson County DEEDWARR
Recvd: 12/12/05 10:28 2 pgs
Fees:13.00 Taxes:610.50
20051212-0148772

ADDRESS NEW OWNER:

Jerry J. Darity and wife,
Francois Darity
477 Sunliner Drive
Nashville, TN 37209

SEND TAX BILL:

Same adress as new OWNER

MORTGAGEE:
1ST TRUST BANK

MAP AND PARCEL:
MAP 90-15
PARCEL 26

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Gwendolyn A. Pullen, unmarried** ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Jerry J. Darity and wife, Francois Darity**, ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, in the 8th Civil District, being Lot No. 654 on the Plan of Charlotte Park, Section Ten, as of record in Plat Book 2900, page 78, Register's Office for Davidson County, Tennessee, being more particularly described as follows.
>
> Said Lot No. 654 fronts 73.0 feet o the northwesterly side of Sunliner Drive and runs back 159.4 feet on the southwesterly line and 161.2 feet on the northeasterly line to a broken line in the rear on which it measures 78.8 feet.
>
> Being the same property conveyed to Mable S. Pullen by deed from Larry Randall Hemby and wife, Linda Faye Hemby, dated June 18, 1982, of record in Book 5900, page 625, re-recorded in Book 5913, page 933, Register's Office for Davidson County, Tennessee. The said Mable S. Pullen, unmarried, conveyed her interest in the property to Gwendolyn A. Pullen, unmarried, by Quitclaim Deed dated October 30, 1990, of record in Book 8236, page 510, said Register's Office.
>
> This conveyance is made subject to such limitations and restrictions and easements as may affect the premises.

This is improved property known as 477 Sunliner Drive, Nashville, TN 37209.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she are lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the

same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 8 day of December, 2005.

Gwendolyn A. Pullen

Gwendolyn A. Pullen

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Gwendolyn A. Pullen, unmarried, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 8 day of December, 2005.

Notary Public

My Commission Expires: 7/21/07

ANDREW B. GIBSON, JR. Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires July 21, 2007

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $165,000.00.

AFFIANT

Subscribed and sworn to before me
this 9 day of December, 2005.

NOTARY PUBLIC

My Commission Expires: _____

HOLLY LEIGH GRANT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires JUNE 8, 2008