This Instrument Prepared By:
Thomas I. Bottorff
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Helen B. Corn
5423 Anchorage Drive
Nashville, Tennessee 37220

SEND TAX BILL TO:
Owner

MORTGAGEE:
NONE
_____
_____, _____ _____

MAP 146-15
GROUP
PARCEL 165

Davidson County DEEDWARR
Recvd: 12/29/05 15:36 2 pgs
Fees:13.00 Taxes:976.80
20051229-0156447

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Gwendolyn Ann Luallen Executrix of The Last Will and Testament of Owen LaRue Luallen, with full power of sale** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto **Helen B. Corn and Gilbert A. Corn, Jr., as joint tenants with right of survivorship**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land located **in Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 269 on the Plan of Haileywood Estates, of record in Plat Book 3106, page 78, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Owen L. Luallen and wife, Mildred A. Luallen by deed from Gary Cooper and wife, Bessie S. Cooper of record in Book 3464, page 637, Register's Office for Davidson County, Tennessee; and the Mildred A. Luallen having predeceased her husband, being devised to the said Executrix with full power of sale by the Last Will & Testament of Owen LaRue Luallen, of record in the Probate Court Clerk's Office, for Davidson County, Tennessee, Docket No. 04P298.

*The said Owen L. Luallen and Owen LaRue Luallen are one in the same person.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2006 and subsequent years.

This is **improved** property known as **5423 Anchorage Drive, Nashville, Tennessee 37220.**

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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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 hand this **the 14th** day of **December, 2005.**

Gwendolyn Ann Luallen Executrix

Gwendolyn Ann Luallen, Executrix of the Last Will and Testament of Owen LaRue Luallen, deceased

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Gwendolyn Ann Luallen** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself to be **Executrix** of **The Last Will and Testament of Owen LaRue Luallen, deceased,** the within named bargainor, and that she as such Executrix, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing her name as such authorized Executrix.

WITNESS my hand and official seal this 14th day of December, 2005.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/19/2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

264000.00

The actual value or consideration, whichever is greater, for this transfer is ~~$260,000.00~~.

Helen B Corn
AFFIANT

Subscribed and sworn to before me on this 14th day of December, 2005.

NOTARY PUBLIC

My Commission Expires:

ROBERT M. LOFFI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE