This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6060203

Davidson County DEEDWARR
Recvd: 04/28/06 10:38 2 pgs
Fees:13.00 Taxes:493.95
20060428-0048822

Send Tax Bills To:
NEW OWNER

New Owner is:
Wayne and Janeen Weaver
510 Drive D.B. Todd Jr. Boulevard
Nashville, TN 37203

MAP: 92-08
PARCEL: 119.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Albert B. Morrison**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Wayne O. Weaver and wife, Janeen M. Weaver**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Tract No. 2: Being Lot No. 39 on the Plan of John R. Hudson's Addition to Nashville, as of record in Book 21, page 136, Register's Office for said County.

Said Lot No. 39 fronts 58 feet on the easterly side of 18th Avenue, North formerly Bostick Street, and runs back between parallel line 150 feet to an alley.

Being the same property conveyed to Albert B. Morrison by Deed from The Hayes and Betsy Beard Revocable Living Trust dated 6/19/96, recorded 6/25/96, in Book 10097, page 825, Register's Office for Davidson County, Tennessee.

This is improved property known as 508 Dr. D. B. Todd Boulevard, Nashville, Tennessee, 37203 a/k/a 510 Dr. D. B. Todd Boulevard, Nashville, Tennessee, 37203.

This is for investment purposes only.

Albert B. Morrison is now married to Dorothy L. Morrison who is signing this Deed to convey any and all of her interest.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed

of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 21ST day of April, 2006.

GRANTOR:

Albert B. Morrison

Dorothy L. Morrison

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Albert B. Morrison and wife, Dorothy L. Morrison**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 21ST day of April, 2006.

Notary Public

PRISCILLA PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: My Commission Expires November 14, 2009

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $133,500.00.

Affiant

SWORN TO and subscribed before me this 21ST day of April, 2006

NOTARY PUBLIC

PRISCILLA PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: My Commission Expires November 14, 2009

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067