OLD REPUBLIC
National Title Insurance Company
201 Fourth Avenue North Suite 150
Nashville, Tennessee 37219-2011

Davidson County DEEDWARR
Recvd: 05/03/06 09:30 2 pgs
Fees:13.00 Taxes:480.63
20060503-0050895

BRANDY K. PIRK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 25, 2006

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,900.00

Eugene T. Vantrease
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF MAY, 2006

Brandy K. Pirk
NOTARY PUBLIC

My Commission expires: 11-25-06

THIS INSTRUMENT PREPARED BY
Devereaux Cannon, Attorney 201 Fourth Avenue North, Suite 150 Nashville, Tennessee 37219-2011

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
EUGENE T. VANTREASE and LORI VANTREASE	Suntrust Mortgage	Map:061-03-022 Parcel:
(NAME) 927 Lemont Drive	(NAME) 201 4th Ave N 7th	Map: Parcel:
(ADDRESS) Nashville, TN 37216	(ADDRESS) Nashville TN 37219	Map: Parcel:
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FILE # 06040397

Warranty Deed

For and in Consideration Of the sum of $10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

BRIAN MARTIN and wife, MADISON L. MARTIN

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

EUGENE T. VANTREASE and wife, LORI VANTREASE

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot(s) 69, as shown on the map entitled Gra-Mar Acres, Section Two, of record in Plat Book 2133, page(s) 74, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to BRIAN D. MARTIN, by deed from DOUGLAS W. BAUGH, UNMARRIED, of record in Book 10195, page 701, and by deed from Holly H. Martin of record in Book 11714, page 885, both as of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as 927 LEMONT DRIVE, Nashville, Tennessee 37216

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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 1st day of May, 2006

BRIAN MARTIN

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named BRIAN MARTIN the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at the office this 1st day of May, 2006.

NOTARY PUBLIC

My Commission expires: 11-25-06

BRANDY K. PIRK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006

MADISON L. MARTIN

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named MADISON L. MARTIN the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at the office this 1st day of May, 2006.

NOTARY PUBLIC

My Commission expires: 11-25-06

BRANDY K. PIRK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006