Davidson County DEEDWARR
Recvd: 05/12/06 15:56 2 pgs
Fees:13.00 Taxes:92.50
20060512-0056332

This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Hillary Hansen Trustee
UNITED INVESTORS LAND TRUST
P.O. Box 1193
Brentwood, TN 37024-1193

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 71-11
PARCEL 242.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, E. Mark Turner, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Hillary Hansen, Trustee, UNITED INVESTORS LAND TRUST, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lots Nos. 169 and 170 on the Plan of Highland Land Company's Subdivision, of record in Plat Book 421, Page 14, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to E. Mark Turner, by Quitclaim Deed from B.L.C. INVESTMENTS, INC., a Tennessee corporation of record in Book 8287, Page 769, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record in Book 421, Page 14, said Register's Office.

Taxes for 2006 have been pro-rated and assumed by grantee.

This is improved property known as 1410 Stainback Avenue, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hillary Hansen, Trustee, UNITED INVESTORS LAND TRUST, its successors and assigns, forever; and I, E. Mark Turner do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its 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 the 05 day of May, 2006.

E. Mark Turner

E. Mark Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named E. Mark Turner the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 5 day of May, 2006.

Judith E Baker

NOTARY PUBLIC

My Commission Expires: 9/30/09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 25,000.00.

Terry Christison

AFFIANT

Subscribed and sworn to before me this 5 day of May, 2006.

Judith E Baker

NOTARY PUBLIC

My Commission Expires: 9/30/09