RETURN TO: SATURN & MAZER TITLE SERVICES, INC.
212 THIRD AVENUE NORTH, NASHVILLE, TN 37201
FILE BOX " 7 " SP44632

This Instrument Prepared By:
Rebecca T. Garland
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 05/23/06 13:00 2 pgs
Fees:13.00 Taxes:666.00
20060523-0060531

ADDRESS NEW OWNER:
Denise D. Full
223 Camelot Drive
Nashville, Tennessee 37221

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Realty Mortgage Corporation
1331 S. Water Avenue
Gallatin, TN 37066

MAP 142
GROUP 2
PARCEL 233

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 and sufficiency of which are hereby acknowledged, **Alice B. Upchurch, unmarried,** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto **Denise D. Full, married**, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 261 on the plan of Cross Timbers, Section 5, of record in Plat Book 4175, page 115, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Said Lot No. 261, which is a corner lot, fronts 46.77 feet on the northwesterly margin of Harness Drive and fronts 224.11 feet on the broken southwesterly margin of Camelot Drive, said frontages being joined by a curve having a length of 35.19 feet, and extends back 45.50 feet on the northerly line and 186.5 feet on the southwesterly line to a dead line in the rear measuring 162.02 feet thereon.

Being the same property conveyed to Alice B. Upchurch, unmarried by deed from D. W. Conrad and Jean C. Boyd of record in Instrument no. 20020723-0088542, Register's Office for Davidson County, Tennessee.

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 **223 Camelot Drive, Nashville, Tennessee 37221.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that she is lawfully seized and possessed of said land 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 and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 **19th** day of **May, 2006.**

Alice B. Upchurch

Alice B. Upchurch

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Alice B. Upchurch, unmarried**, the bargainors, 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 within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 19th day of May, 2006.

Rebecca T. Garland

Rebecca T. Garland
NOTARY PUBLIC

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 5/23/2009

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $180,000.00.

AFFIANT

Subscribed and sworn to before me on this 19th day of May, 2006.

Janel L. McAlister

NOTARY PUBLIC

My Commission Expires: 3-27-07

JANEL L. McALISTER
NOTARY PUBLIC AT LARGE
SUMNER CO., TENN.
MY COMMISSION EXPIRES: MARCH 27, 2007