THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF DAVIDSON:
Mudter Morgan & Patterson **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215**	The actual consideration or value, whichever is greater, for this transfer is: $.241,390.00 Melissa Woodward Affiant Subscribed and sworn to before me this 5th day of June, 2006 Notary Public 5/17/07
Record & Return To: **First Title & Escrow Co., Inc.** **FTEC File No. 25507-05-2006**	LISA M. KASE NOTARY PUBLIC AT LARGE My Commission Expires SUMNER COUNTY, TN

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Sam Buchanan, IV 724 Kendall Drive Nashville, TN 37209		Map No.103 10-0 Parcel No. 041.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Torsten P. Jacobsen and Tineke M. Jacobson, Trustees of the **Jacobsen Family Living Trust**, dated July 24, 1991 ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Sam Buchanan, IV, unmarried** ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 724 Kendall Drive, Nashville, TN 37209

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 5th day of June, 2006.

Torsten P. Jacobsen , Trustee

Tineke M. Jacobson, Trustee

STATE OF CALIFORNIA, COUNTY OF CONTRA COSTA SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Torsten P. Jacobsen and Tineke M. Jacobson, Trustees, with whom ~~I am personally acquainted (or~~ proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5TH day of June, 2006

Notary Public

My Commission Expires: 1/13/09

KEKE KASTE
Commission # 1543906
Notary Public - California
Contra Costa County
My Comm. Expires Jan 13, 2009

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Davidson County DEEDWARR
Recvd: 06/16/06 08:57 2 pgs
Fees:13.00 Taxes:893.14

20060616-0071736

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Brookside Courts Addition No. 4 Section 4, as of record in Plat Book 2083, page 59, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Torsten P. Jacobsen and Tineke M. Jacobsen, Trustees of the Jacobsen Family Living Trust dated July 24, 1991 by Deed dated July 22, 2004 from Phillip Matthew Simpson and wife, Allison T. Simpson of record in Instrument No. 20040729-0091007, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2006 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 2083, page 59, Register's Office for Davidson County, Tennessee.
3. Subject to the terms of the Trust Agreement of the Jacobsen Family Living Trust dated July 24, 1991.

6-5-06

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