This instrument prepared by:

Fearnley & Califf - Nashville
565 Marriott Drive - Ste 850
Nashville, TN 37214

Davidson County DEEDWARR
Recvd: 06/19/06 13:06 2 pgs
Fees:13.00 Taxes:350.65
20060619-0072824

WARRANTY DEED

THIS INDENTURE made and entered into this 2nd day of May, 2006, by and between Robert Braswell, , party of the first part, and Christina Murray, married, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Being the southerly 75 feet of the northerly 127 feet of the westerly 160 feet of Lot No.3, on the Plan of Subdivision of Lot No. 6 of the William White Heirs property, of record in Plat Book 332, Page 78, Register's Office for Davidson County, Tennessee, described as follows:

Said part of said Lot No. 3 fronts 75 feet on the easterly side of Meridan Street and runs back between parallel lines 160 feet to a dead line.

Being all or part of the same property conveyed to Robert Braswell by virtue of that certain Special Warranty Deed dated December 6, 2005, at Instrument No. 20051209-0148492 in the Register's Office of Davidson County, Tennessee. Being the same property conveyed to Martha Pauline Adcock by deed from Charles R. Wood and wife, Dorothy J. Wood of record in Book 2436, Page 253, Register's Office, Davidson County, Tennessee. Martha Pauline Adcock became Martha Pauline Morris. Martha Pauline Morris having died on July 21, 2005, testate, which estate was probated in the Seventh Circuit Court for Davidson County, Tennessee, Docket No. 05P-1366. The Court found the estate insolvent and appointed Peggy D. Mathes, Attorney to serve as the Administrator and so ordered her to sell the above described property.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby convenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2006 Davidson **County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions recorded in plat book 332, page 78 all being of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.**

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Robert Braswell

Robert Braswell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Robert Braswell and , with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 2nd day of May, 2006.

Memorie K. White

Notary Public

My Commission Expires: _____

MEMORIE K. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires September 19, 2009

Property Owner & Address: Christina Murray

Tax Parcel No 071-07-0 236.00

Property Address: ~~1703 Meridian Nashville, TN 37207~~ 109 Holiday Dr Madison, TN 37115

MAIL TAX BILLS TO: Christina Murray
109 Holiday Dr. Madison , TN 37115

Firm File #: 20060426

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $94,770.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED AND SWORN TO before me this 2nd day of May, 2006.

Memorie K. White

Notary Public

My Commission Expires:_____

MEMORIE K. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires September 19, 2009