THIS DOCUMENT PREPARED BY	This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).
JEFFREY MOBLEY Howard & Mobley, PLLC 200 31st Ave., North Suite 100 Nashville, Tennessee 37203 (615) 627-4444	

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Lynn McNally Scarola, Trustee 421 Royal Oaks Drive Nashville, Tennessee 37205	SAME	Map 116-15 Parcel 38

Davidson County DEEDWARR
Recvd: 06/21/06 13:10 4 pgs
Fees:22.00 Taxes:0.00

20060621-0074155

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lynn McNally Scarola, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Lynn McNally Scarola, Trustee of The Lynn McNally Scarola Living Trust, established by the Revocable Trust Agreement of Lynn McNally Scarola, dated June 1, 2006**, as amended from time to time, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the

State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which have been assumed by the Grantee.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, the Grantee's successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantee, the Grantee's successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 1 day of June, 2006.

Lynn McNally Scarola

Lynn McNally Scarola

JSB

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lynn McNally Scarola, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1st day of June, 2006.

Notary Public

My Commission Expires:

JEFFREY MOBLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
My Comm. Exp. May 30, 2007

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Lot No. 9 on the Map of a Resubdivision Plan of Royal Oaks, Section "B", as of record in Book 1424, page 89, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Said lot fronts 175 feet on the westerly side of Royal Oaks Drive and runs back between parallel lines, along the northerly margin of a 10-foot walkway, 215 feet to a deadline.

Being the same property conveyed to Frederic A. Scarola and wife, Lynn Scarola, by deed from Susan A. Cooney of record in Book 8951, page 743, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Lynn McNally Scarola by deed from Frederic A. Scarola of record as Instrument No. 20060609-0068889, Register's Office for Davidson County, Tennessee.

This is improved property known as 421 Royal Oaks Drive, Nashville, Tennessee 37205.