RECORD & RETURN TO:
03

REALTY TITLE & ESCROW
File Box 48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $46,000.00

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN

Affiant

Subscribed and sworn to before me, this 6th day of June, 2006.

Notary Public
My commission expires: 02/22/09

03-0606-33761

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
S.S. Fouche, Trustee 2412 Underwood Street Nashville TN 37208	New Owner	081-14-0-125.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Nedra Molette and Andrea Trice, Heirs at Law of Bessie Mai P. Roberson, deceased, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to S.S. Fouche, Trustee of the Underwood Family Trust under agreement dated June 10, 2006, hereinafter called the Grantees, their successors 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. 38, on the Revised Plan of Fisk Park, of record in Book 2331, Page 114, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Jesse Marshall Roberson and wife, Bessie Mai P. Roberson by deed from Ajax Development Company, a Tennessee Corporation, dated 2-01-57, of record in Book 2637, Page 255, Register's Office for Davidson County, Tennessee. Jesse Marshall Roberson and Bessie Mai P. Roberson having since died, leaving Nedra Molette and Andrea Trice as their only heirs at law.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 2412 Underwood Street, Nashville, TN 37208

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their 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.

Davidson County DEEDWARR
Recvd: 07/27/06 15:20 2 pgs
Fees:13.00 Taxes:170.20
20060727-0091163

WITNESS my hand this 16th day of June, 2006.

Nedra Molette, Heir at Law of Bessie Mai P. Roberson, deceased

Andrea Trice, Heir at Law of Bessie Mai P. Roberson, deceased

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Nedra Molette and Andrea Trice, Heirs at Law of Bessie Mai P. Roberson, deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 16th day of June, 2006.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires 02/22/09