Davidson County DEEDWARR
Recvd: 08/03/06 08:47 2 pgs
Fees:13.00 Taxes:906.50
20060803-0094341

Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $245,000.00

Affiant

Subscribed and sworn to before me this 1st day of July, 2006.

Notary Public
My commission expires: 7.19.08

KELLY ANN CALLAGHAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Comm. Expires July 9, 2008

PLEASE RECORD AND RETURN TO:
REALTY TITLE & ESCROW CO., INC.
913 CONFERENCE DRIVE, SUITE 101
GOODLETTSVILLE, TENNESSEE 37072

08-0606-90870

Address of New Owner:	Send Tax Bills to:	Tax Identification
Tracey Goddard 7348 Olmsted Drive Nashville TN 37221	U.S. Bank, N.A. 4801 Frederica Street Owensboro, KY 42301	155-08-0E-086

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, Kevin D. Estes and wife, Alice M. Estes, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Tracey Goddard, 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. 63, on the Plan of Resubdivision of Bellevue Highlands, Phase 2, a Planned Unit Development, of record in Instrument No. 20010202-0010403, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kevin D. Estes and wife, Alice M. Estes by deed from The Jones Company Custom Homes of Tennessee, Inc., a Tennessee corporation, dated June 29, 2001, of record in Instrument No. 20010806-0084289, Register's Office for Davidson County, Tennessee.

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 7348 Olmsted Drive, Nashville, TN 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 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.

WITNESS my hand this 31st day of July, 2006.

Kevin D. Estes

Alice M. Estes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kevin D. Estes and Alice M. Estes, 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 Goodlettsville, TN, this 31st day of July, 2006.

KELLY ANN CALLAHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Comm. Expires July 19, 2008

State of Tennessee at Large

My Commission expires: July 19, 2008