THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
First National Financial Title Services, Inc.
25 Century Blvd., Suite 203
Nashville, TN 37214
Phone 615.883.0040 • Fax: 615.883.0827
File No. N14824

Davidson County DEEDWARR
Recvd: 09/20/06 10:07 2 pgs
Fees:13.00 Taxes:402.95
20060920-0116323

Property Address:
1814 Glade St., Nashville, TN 37207 ---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **T & S Investments**, existing under the laws of Tennessee, hereinafter referred to as Grantor, has this day bargained and sold, and by these presents does hereby transfer and convey unto **Wilmecia Robinson,** unmarried **, its successors and assigns**, hereinafter Grantee, the following lands and property, together with all improvements located thereon, lying in the Davidson County, Tennessee, to-wit:

Being Lot No. 84 on the Plan of Brooklyn Heights, as of record in Book 332, Page 140, Register's Office for Davidson County, Tennessee.

Said Lot No. 84 fronts 40 feet on the northerly side of Glade Avenue and runs back between parallel lines, 140 feet to a line and at the rear, on which it measures about 120 feet thereon.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING THE SAME premises conveyed to Grantor by virtue of a quit claim deed from Sterling C. Brown and wife, Mildred L. Brown, dated January 12, 2006, and recorded April 10, 2006, in the Register's Office for Davidson County, Tennessee, Instrument Number 200604100040744.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2006 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

And furthermore, the said Grantor does by these presents bind itself and it's successors to warrant and defend the above granted and bargained premises to the said Grantee, her successors and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

19 RS

WITNESS Grantor's hand this 15th day of September, 2006.

T & S INVESTMENTS

By: _____
Terrell Starks, President

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Terrell Starks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of T&S Investments, Inc. and that he is authorized by T&S Investments, Inc. to execute this instrument on its behalf by himself as such President.

ROBIN [illegible] CCL

_____
Notary Public

My Commission expires: 11-27-2006

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property, whichever is greater is $108,905.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me this the 15th of September, 2006.

_____
Notary Public

My Commission expires: 9-16-[illegible]

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Name of Owner and Property Address:
Wilmecia Robinson
1814 Glade Street
Nashville, TN 37214

Person Or Entity Responsible For Payment Of Taxes:
~~First Horizon Home Loan~~
Wilmecia Robinson
1814 Glade Street, Nashville, TN 37214

Tax Parcel ID#: 071-05-0-203.00