WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/15/06 09:56 2 pgs
Fees:13.00 Taxes:166.50

20061115-0141690

JOEY SANDERS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires NOV. 29, 2008

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$45,000.00.**

Affiant

Subscribed and sworn to before me this 10th day of November, 2006

Notary Public
My Commission expires: _____
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Michael Walker	SAME	108-08-0-218.00
2000 Mallory Lane #130-125		
Franklin, TN 37067		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Noble Properties, Inc.**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Michael Walker, unmarried**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 246-B, Zone Lot Division, Lots No. 244, 245, 246, Section 2 on the plan of Larchwood, of record in Book 5800, page 280, amending Book 5200, page 57, 58 and 59, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Noble Properties, Inc., by deed from Jean Parker, unmarried, on August 4, 2006, of record in Instrument Number 20060804-0095930, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 5800, page 280, amending Book 5200, pages 57, 58 and 59, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 5681, page 532; and Book 5688, page 696; and Book 6011, page 130; and Book 6137, page 474; and Book 6149, page 984, Register's Office for Davidson County, Tennessee.

This is improved property known as: **3226 Trail's End, Nashville, TN 37214**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this November 10, 2006.

Noble Properties, Inc.

By Lane Wallace

STATE OF TENNESSEE

COUNTY OF Davidson

On this 10th day of November, 2006, before me, appeared **Lane Wallace**, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the **President** of **Noble Properties, Inc.,** and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said **Lane Wallace**, acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC My Commission Expires: 8/10/10

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY