Return to:
Realty Title
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

Prepared by:
Realty Title & Escrow Company, Inc.
918 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 $133,000.00

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

Affiant

Subscribed and sworn to before me, this 15th day of November, 2006.

Notary Public
My commission expires: July 19, 2008

08-0610-90955

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Nathaniel Holman	1st TRUST BANK FOR SAVINGS	53-09-0-B-048
1720 Cumberland Station	P.O. BOX 17257	
Madison TN 37115	MEMPHIS TN 38187-0257	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Vickie Pentecost, unmarried, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Nathaniel Holman, hereinafter called the Grantee, his 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. 25 on the Plan of Cumberland Station at Wilson Camp, Section Two (erroneously referred to as Cumberland Station at Wilson Gap in prior deed of record), of record in Instrument No. 20020903-0105967, said Register's Office to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Vickie Pentecost by deed from Randall Phillips Homes, LLC, dated 06-02-2003, recorded 06-04-2003, of record in Instrument No. 20060604-0076514, 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 1720 Cumberland Station, Madison, TN 37115

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is 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. Grantor does further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, 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: 11/30/06 14:29 2 pgs
Fees:13.00 Taxes:492.10
20061130-0148027

WITNESS my hand this 15th day of November, 2006.

Vickie Pentecost

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Vickie Pentecost, 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 15th day of November, 2006.

Kelly Ann Callaghan
State of Tennessee at Large

My Commission expires: July 19, 2008

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