Return To:
Cornett Title Services
9025 Overlook Blvd
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 26063B

MAP/GROUP/PARCEL: 051-02-0/036.01

Davidson County DEEDWARR
Recvd: 12/06/06 10:03 2 pgs
Fees:13.00 Taxes:785.88
20061206-0150615

NEW OWNER'S NAME AND ADDRESS:
DARYL K. ROBINSON & LEONORA A. ROBINSON
1014 SOUTH GRAYCROFT AVENUE
MADISON, TN 37115

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged,

WHITFORD B. MCCULLOUGH and LISA M. MCCULLOUGH, HUSBAND AND WIFE, hereinafter called Grantors, does hereby transfer and convey unto, **DARYL K. ROBINSON and LEONORA A. ROBINSON, HUSBAND AND WIFE**, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND IN THE 11TH, FORMERLY THE 19TH, CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING KNOWN AS THE NORTHERLY PART OF TRACT NO. 1 ON THE UNRECORDED MAP OF THE ENNIS C. COLEMAN PROPERTY, AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE WESTERLY MARGIN OF GRAYCROFT AVENUE AT AN IRON PIN AT THE CORNER OF TRACTS NOS. 1 AND 2: SAID POINT ALSO BEING 508 FEET SOUTH FROM THE SOUTHERLY MARGIN OF GRAYCROFT AVENUE, WHERE THE SAME MAKES A TURN TO THE WEST (AT SAID TRUN SAID GRAYCROFT AVENUE WAS FORMERLY KNOWN AS CHADWELL STREET): THENCE ALONG THE COMMON LINE BETWEEN TRACTS 1 AND 2, WESTERLY 415.2 FEET TO AN IRON PIN, A CORNER OF TRACT NO. 4; THENCE WITH THE LINE BETWEEN TRACTS 1 AND 4, SOUTHERLY 125 FEET TO A POINT; THENCE EASTERLY 415 FEET, MORE OR LESS, TO THE WEST MARGIN OF GRAYCROFT AVENUE; THENCE WITH THE MARGIN OF THE SAME, NORTHERLY 125 FEET TO THE POINT OF BEGINNING.

"INCLUDED in the above described property but specifically EXCLUDED herefrom is the property conveyed to Metropolitan Government of Nashville and Davidson County by deed dated January 21, 1988 from John R. Younger and wife, Jessica M. Younger, of record in Book 7454, Page 627, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

LAND in the 11th, formerly the 19th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point on the northeast corner of parcel 36.1 of Map 51-2 and lying on the westerly right-of-way line of Graycroft Avenue; thence S 07 degrees 28' 04" W along existing right-of-way for a distance of 124.44 feet to a point; thence N 82 degrees 01' 55 W for a distance of 1.54 feet to a point; thence N 07 degrees 40' 44" E along proposed right-of-way line for a distance of 124.42 feet to a point; thence S 83 degrees 02' 56" E for a distance of 1.09 feet to the point of beginning and containing therein an area of 163.56 square feet, more or less."

The subject property is improved property known as 1014 SOUTH GRAYCROFT AVENUE, MADISON, TN 37115.

BEING the same property conveyed to Grantor herein by deed of record in Instrument Number 20040722-0087715, and re-recorded in Instrument Number 20061206-0150614 Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenants with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Whitford B. McCullough
WHITFORD B. MCCULLOUGH

Lisa M. McCullough
LISA M. MCCULLOUGH

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, **WHITFORD B. MCCULLOUGH and LISA M. MCCULLOUGH, HUSBAND AND WIFE**, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee on this the 30th day of October, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-27-08

DAVID KIMBROUGH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ WILLIAMSON
HR

The actual consideration or value whichever is greater for this transfer is $212,400.00.

AFFIANT

Sworn to and subscribed before me, this the 30TH day of October, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

My Commission Expires: July 6, 2010

HENRY E. RAGLE, IV
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.