Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Juakeva Michelle Leonard 3106 Ester Ave Nashville TN 37218	Same	Southeast Title 555 Marriott Dr., S-170 Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $105,200.00

Affiant
Subscribed and sworn to before me on 12/15/06.

Notary Public

My Commission Expires:

GIB VAN DER HEYDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES 05/30/2007

Map & Parcel No.
81-10-13

Davidson County DEEDWARR
Recvd: 12/21/06 09:53 2 pgs
Fees:13.00 Taxes:389.24
20061221-0157181

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Les Lazarus Unmarried and Dan Heiclebech Unmarried, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Juakeva Michelle Leonard Unmarried and Rondrick Briley Unmarried, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Property commonly known as: 3106 Ester Avenue, Nashville, TN 37218 County of Davidson

Described as being in Davidson County, Tennessee, to-wit:

Land in Davidson County, being the Northwesterly 170 feet of Lot No. 3, Newton Cannon's Subdivision of Block 4 in the C.T. Sheegos Subdivision of Bordeaux, of record in Book 547, Page 185, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Les Lazarus and Dan Heiclebech by deed from Brian J. Brumback, co-trustee, dated 7/12/06 and filed of record in Instrument No. 200607170085860, said Register's Office.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 3106 Ester Ave, Nashville, TN 37218.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that

he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 12/15/06.

Les Lazarus

Dan Heiclebech

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Les Lazarus unnamed and Dan Heiclebech unnamed, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 15th day of December, 2006.

Notary Public

GIB VAN DER HEYDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES 05/30/2007

My Commission Expires: