[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
March Egerton	New Owner	Map 094-02
4216 Brush Hill Road		Parcel 007500
Nashville, TN 37216		26b 12867

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Pike, Suite 315, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Linda D. Massey, Administratrix of The Estate of Dennis Lane Denmark and Linda D. Massey, sole surviving heir** (The "Grantors") has bargained and sold, and by these presents does transfer and convey unto **March Egerton, a married person** (The "Grantee"), it successors and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of United Electric Railway Company's Addition, as of record in Book 161, page 8, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Dennis Denmark, unmarried by Warranty Deed from Charles P. King and wife, Norma J. King of record in Book 9896, page 933, said Register's Office for Davidson County, Tennessee. The said Dennis Denmark has died on May 20, 2006, and the Probate Court appointed Linda D. Massey as the Adminstratrix of the Estate of Dennis Lane Denmark of record in Probate Court # 06P-953, said Probate Court for Davidson County, Tennessee and upon his death, title was vested in Linda D. Massey as the sole surviving heir.

Dennis Lane Denmark, Dennis L. Denmark and Dennis Denmark are one and the same person.

This conveyance is subject to the following:

1. Taxes for the year 2007 and subsequent years.
2. Plan of record in Plat Book 161, page 8, said Register's Office.

This is improved property commonly known as 1716 Electric Avenue, Nashville, Tennessee 37206.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $75,900.00.

Affiant

Subscribed and sworn to before me this 29th day of January, 2007.

VICKY W. MCMILLEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary Public

My Commission Expires:

Davidson County DEEDWARR
Recvd: 01/30/07 13:26 3 pgs
Fees:18.00 Taxes:280.83

20070130-0012390

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, its successors and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 29th day of January, 2007.

The Estate of Dennis L. Denmark

By: Linda D. Massey
Linda D. Massey, Administratrix

Administratrix

Linda D. Massey

Linda D. Massey, sole heir

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Linda D. Massey with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Administratrix of The Estate of Dennis Lane Denmark, and that she as such Administratrix executed the foregoing instrument for the purposes therein contained. by signing the name of the estate by herself as Administratrix.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of January, 2007.

NOTARY PUBLIC

My Commission Expires: 3-31-07

VICKY LANCE NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Linda D. Massey with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of January, 2007.

Notary Public

My Commission Expires: 3-31-07