This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

Davidson County DEEDWARR
Recvd: 02/14/07 09:18 2 pgs
Fees:13.00 Taxes:166.50
20070214-0018590

CONSERVATOR'S DEED

Address new owner as:
Timothy Paul Luther
P.O. Box 101455
Nashville, TN 37224

Send tax bills to:
Same

Map-Parcel
Map 94-09
Par 50

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Janet Finch, Conservator of James W. Mitchell, pursuant to the authority and directions of the Probate Court of Davidson County, Tennessee, have this day bargained and sold, and do hereby transfer and convey to Timothy Paul Luther and wife, Barbara J. Luther, their heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

Being part of Lot No. 74 on the Map of Pageot's Fairfield Village, of record in Book 21, page 82, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Stanley Street, formerly Petway Avenue, 218.5 feet north of the north margin of Fillmore Street or Lebanon Pike; thence easterly 72 feet, more or less to a point; thence northerly 27 feet to a point; thence westerly 72 feet to the easterly margin of Stanley Street; thence with the margin of the same, southerly 27 feet to the point of beginning.

Being the same property conveyed to James W. Mitchell and Evans Seay by deed from Morris Levine filed in Book 5538, page 462, said Register's Office. The said Evans Seay having quitclaimed his interest to James W. Mitchell by quitclaim deed dated March 12, 1981, and recorded in Book 5720, page 307, Register's Office for said County. Authority is granted to Janet Finch, Conservator to transfer said real estate pursuant to Order to Sell Real Property, No. 03P-1401, in the Seventh Circuit Court for Davidson County, Tennessee Probate Division.

This is improved property known as 5 Stanley Street, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Timothy Paul Luther and wife, Barbara J. Luther, their heirs and assigns, forever, as fully and completely as a conservator might or should convey the same, except as otherwise herein set forth, and subject to restrictive covenants of record and all liens and records of encumbrance and for real property taxes for the year 2007.

The liability and obligations of the Grantor to Grantee and Grantee's successors and assignees under the warranties and covenants contained herein or provided by law shall be limited to the extent

of coverage that would be available to Grantor under a standard policy of title insurance. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument but merely define the scope, nature and amount of such liability or obligations.

This description is the same used in the previous deed of record.

WITNESS my hand this 7th day of February 2007.

Janet Finch, Conservator of James W. Mitchell

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Janet Finch, Conservator of James W. Mitchell, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of February 2007.

NOTARY PUBLIC

My Commission Expires SEPT. 22, 2007

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $45,000.00.

AFFIANT

Subscribed and sworn to before me, this 7th day of February 2007.

NOTARY PUBLIC

My Commission Expires SEPT. 22, 2007

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.