THIS INSTRUMENT WAS PREPARED BY:

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Davidson County DEEDWARR
Recvd: 02/28/07 13:21 3 pgs
Fees:18.00 Taxes:814.00
20070228-0024754

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: James Oren Frazier and wife Judy Diane Frazier, 5005 Danby Drive, Nashville, TN 37211

NAME & ADDRESS OF THE PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES: Helen V Gober, 5005 Danby Drive, Nashville, TN 37211

MAP & PARCEL NO: Map 14709009700 Parcel

Whereas, Maude A. Stuneck, Helen V. Gober and Anna E. Slatcher, as joint tenants with rights of survivorship, were vested with certain real property located at 5005 Danby Drive, Nashville, Davidson County, Tennessee, as evidenced of record in Book Number 3220, Page 8, Register's Office for Davidson County, Tennessee.

Whereas, Maude A. Stuneck and Anna E. Slatcher, are now deceased; and

NOW, THEREFORE, for and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, **HELEN V. GOBER,** hereinafter referred to as the Grantor, reserving in myself an estate for and during my natural life or until I enter a long term healthcare facility and cease to reside at the property for a period of time of no less than six months, have bargained and sold, and by these presents do hereby transfer and convey unto **JAMES OREN FRAZIER and wife JUDY DIANE FRAZIER,** their heirs and assigns, hereinafter referred to as Grantees, a fee simple remainder interest at my death or after I have not resided at the property for a period of time of no less than six months in certain tracts or parcels of land situated in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot # 185 on the plan of Section I, Caldwell Country Estates, of record in Book 2663, pages 68 and 69, Register's Office for Davidson County, Tennessee.
> Said Lot # 185 fronts 145 feet on westerly side of Danby Drive, and extends back between lines 255 feet on northern line and

300 feet on southern line to a deadline in rear, measuring 151.8 feet thereon.
Being the same property conveyed to Maude A. Stuneck, Helen V. Gober and Anna E. Slatcher by deed with rights of survivorship from A.D. Hewlett and Wife, Frances H. Hewlett by warranty deed of record in Book 3220, Page 8, Register's Office, Davidson County, Tennessee. The said Maude A. Stuneck and Anna E. Slatcher are now deceased.

This is improved property known as 5005 Danby Drive, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, **JAMES OREN FRAZIER and wife JUDY DIANE FRAZIER,** their heirs and assigns, forever; and Grantor does covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor does further covenant and bind her heirs, successors and assigns, to warrant and forever defend the title to said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has duly executed this Warranty Deed on this the 26 day of ~~January~~ FEBRUARY, 2007.

Helen V. Gober

HELEN V. GOBER

CLAUDE D. HATLEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, **HELEN V. GOBER** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Davidson County, Tennessee, on this the 26 day of Feb, 2007.

NOTARY PUBLIC
My commission expires:

CLAUDE WHATLEY
Notary Public, State of Tennessee
My Commission Expires 09-25-2010

CLAUDE D. WHATLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer, is $ 220,000.00.

James Oren Frazier Judy Diane Frazier
JAMES OREN FRAZIER / Judy Diane Frazier

Subscribed and sworn to before me
this 26 day of January, 2007.

Notary Public
My commission expires:

CLAUDE WHATLEY
Notary Public, State of Tennessee
My Commission Expires 09-25-2010