THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

Davidson County DEEDWARR
Recvd: 04/24/07 14:18 2 pgs
Fees:13.00 Taxes:536.50
20070424-0048893

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 145,000.00.

Catherine Harner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April, 2007.

Notary Public

MY COMMISSION EXPIRES: 1/3/11

(AFFIX SEAL)

DEE FILES KENNEDY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eileen S. Rosenblum	New owner	MAP 142-10B
711 Barlin Court		PARCEL 105 CO
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Estate of Ellen Louise Dahnke**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Eileen S. Rosenblum,** married

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 105 on the Plan of Belle Pointe, Phase III, as of record in Plat Book 6250, page 872, Registers office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Ellen L. Dahnke, unmarried, by warranty deed dated August 29, 1997, from Susan Hufford and husband George Cantrell as of record in Book 10588, page 502, Registers office for Davidson County, Tennessee. The said Ellen L. Dahnke having since died on December 21, 2006. The subject property is being sold by the Administrator of the Estate of Ellen L. Dahnke pursuant to an Order of the Seventh Circuit for Davidson County, Tennessee Probate Division, dated April 13, 2007.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **711 Barlin Court, Nashville, TN 37221.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand( ) this the ~~23rd~~ 19th day of April, 2007.

Estate of Ellen Louise Dahnke

BY: George W. Dahnke

George W. Dahnke, Administrator

STATE OF Tennessee
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, personally appeared George W. Dahnke, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Adminstrator of the , **Estate of Ellen Louise Dahnke**, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and seal this the 19th day of April, 2007.

My Commission expires October 27, 2007
My Commission No.: 03013159

Jimi J. Marshall
Notary Public

