WARRANTY DEED

RACHAEL A. ALEXANDER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN My Commission Expires 04/21/2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,250.00

June Ballard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF June 2007

Rachael A. Alexander
Notary Public

MY COMMISSION EXPIRES: 4/21/08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Equity Trust Company, Custodia (NAME)	North American Savings Bank, FSB (NAME)	MAP 71.03
225 Burns Rd (ADDRESS)	12520 South 71 Highway (ADDRESS)	PARCEL 82.00
Elyria OH 44035 (CITY) (STATE) (ZIP)	Grandview, MO 64030 (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, Keith Bryan Barnes, Laurie Barnes Keil, Eric Allen Barnes and Barbara M. Barnes, Heirs-at-Law of Lillian Eileen Barnes, Deceased; Barbara M. Barnes,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Equity Trust Company, Custodian FBO Tina Alva ROTH IRA

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 the Easterly 75 feet of Parcel "A" on the Map of C.L. Morris Subdivision, as of record in Book 1835, Page 116, Register's Office for Davidson County, Tennessee, and described according to a survey made by Hal H. Swann, Jr., Surveyor, dated January 16, 1960, as follows:

BEGINNING at a monument in the Northerly margin of Donald Street, at the Southwest corner of Lot No. 4 on said Plan; thence with the margin of Donald Street, North 65 deg. 30' West 75 feet to a point; thence North 24 deg. 30' West 75 feet to a point; thence North 24 deg. 30' East 176 feet, more or less, to a point in the Northerly line of Parcel "A"; thence with the line of the same, South 66 deg. 33' East 75 feet, more or less, to a monument in the Northwest corner of Lot No. 4 on said plan; thence with the line of said Lot, South 24 deg. 30' West 177.2 feet to the point of beginning.

BEING the same property conveyed to Roy R. Barnes and wife, Bonnie L. Barnes by Warranty Deed dated February 16, 1960, from C. E. Lewis, Widower, of record in Book 3030, Page 109, Register's Office for Davidson County, Tennessee. The said Roy R. Barnes having predeceased Bonnie L. Barnes, whom has since died. BY Last Will and Testament of Bonnie Laurie Watson Barnes, the property herein

CONTINUED

This is unimproved ( ) improved (X) property, known as 105 Donald Street, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

**Administratrix for the Estate of Lillian Eileen Barnes

Davidson County DEEDWARR
Recvd: 06/15/07 13:46 4 pgs
Fees:23.00 Taxes:311.73
20070615-0071943

Witness our hands this the 13th day of June, 2007.

Keith Bryan Barnes
Keith Bryan Barnes

By: Barbara M. Barnes
Barbara M. Barnes, His Attorney-In-Fact

Eric Allen Barnes
Eric Allen Barnes

By Barbara M. Barnes
Barbara M. Barnes, His Attorney-In-Fact

Laurie Barnes Keil
Laurie Barnes Keil

By: Barbara M. Barnes
Barbara M. Barnes, Her Attorney-In-Fact

Barbara M. Barnes
Barbara M. Barnes

Barbara M. Barnes, Admx.
Barbara M. Barnes, Administratrix for The Estate of Lillian Eileen Barnes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 13th day of June, 2007, the undersigned, a Notary Public in and for said County and State, personally appeared Barbara M. Barnes, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Keith Bryan Barnes, Laurie Barnes Keil and Eric Allen Barnes as their Attorney-In-Fact, and who acknowledged that she as the Attorney-in-fact executed the same as the free act and deed of the said Keith Bryan Barnes, Laurie Barnes Keil and Eric Allen Barnes.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 13th day of June, 2007

Notary Public

My Commission Expires: 9/22/07

DANIELL WISCHHUSEN NOTARY PUBLIC 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 said County and State, the within named Barbara M. Barnes, the 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 and official seal at Goodlettsville, Tennessee, this the 13th day of June, 2007.

Notary Public

My Commission Expires: 9/22/07

DANIELL WISCHHUSEN NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Barbara M. Barnes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Administratrix of the Estate of Lillian Eileen Barnes, Deceased, the within named bargainor and that she as such Administratrix being authorized so to do, executed the foregoing instrument for the purposes therein contained by the said Barbara M. Barnes as Administratrix of the Estate of Lillian Eileen Barnes, Deceased.

Witness my hand and official seal at office in Goodlettsville, Tennessee on this the 13th day of June, 2007.

Notary Public

My Commission Expires: 9/22/07

DANIELL WISCHHUSEN NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

LEGAL DESCRIPTION CONTINUATION

was devised to Lillian Eileen Barnes, as of record in Will Book 152, Page 492, Office for Probate of Davidson County, Tennessee, dated December 23, 1978 and filed of record on October 25, 1985. The said Lillian Eileen Barnes having since died intestate, and unmarried, on January 24, 2007 a resident of Davidson County, Tennessee; leaving as her sole heirs-at-law, Barbara M. Barnes, Keith Bryan Barnes, Laurie Barnes Keil and Eric Allen Barnes. BY ORDER FOR INTESTATE ADMINISTRATION, DOCKET NO. 07P527, Barbara M. Barnes was appointed Administratrix of the Estate of Lillian Eileen Barnes, deceased, Probate Court in the Seventh Circuit Court of Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2007, and subsequent years, easements and restrictive covenants of record.