Davidson County DEEDWARR
Recvd: 09/05/07 13:11 2 pgs
Fees:13.00 Taxes:296.00

20070905-0106612

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/22/2010

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $80,000.00

Affiant

Subscribed and sworn to before me, this 31st day of August, 2007.

Notary Public
My commission expires: 5/22/2010

05-0708-63799

Address of New Owner:	Send Tax Bills to:	Tax Information
Larry Wilt Construction, Inc.	OWNER	083-13-0-438.00
1505 Lillian Street	P.O. BOX 125	
Nashville TN 37206	GOODLETTSVILLE TN 37070	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Darlene Pope ~~and Judy~~ Burnett, ~~hereinafter~~ referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Larry Wilt Construction, Inc., hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

~~unmarried~~ unmarried

Land in Davidson County, Tennessee, being Lot No. 138 of Block 'O', on the Plan of Map of The Lindsley Home (erroneously referenced in prior deed as 'None') Place, of record in Book 2, Page 92, Chancery Court at Nashville, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to E. J. Pope and wife, Darlene Pope by deed from Betty Wallace, unmarried, dated January 7, 1978, recorded February 9, 1978, of record in Book 5251, Page 341, Register's Office for Davidson County, Tennessee. The said E. J. Pope having since died.

Further being the same property conveyed to Judy Burnett, subject to a Life Estate in Darlene Pope by Quitclaim Deed from Darlene Pope, dated April 11, 2004, recorded April 20, 2004, of record in Instrument No. 20040420-0044786, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1505 Lillian Street, Nashville, TN 37206

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 31st day of August, 2007.

JB

Judy Burnett

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Judy Burnett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Hendersonville, TN, this 31st day of August, 2007.

State of Tennessee at Large

My Commission expires: 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/22/2010

X
Darlene Pope

Witness: _____ JERRY FINLEY
Signature Printed name

Witness: _____ BRANDON MACLIN
Signature Printed name

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Darlene Pope, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument evidencing her intent to convey her life estate in subject property after I read the within instrument to her.

Witness my hand in MADISON, TN, this 30th day of August, 2007.

Notary Public

My Commission expires 5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/22/2010