Davidson County DEEDWARR
Recvd: 12/18/07 08:21 2 pgs
Fees:12.00 Taxes:0.00
20071218-0144870

This Instrument Prepared By:
INGRAHAM & PAUTIENUS, 2100 Parkway Towers, Nashville, Tennessee 37219

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
Rita A. Bann, Trustee Rita A. Bann Revocable Trust 1232 Eastdale Avenue Nashville, Tennessee 37216	SAME	61-8-195

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(a)(3)(F).

RITA A. BANN

Sworn to and subscribed before me this 13th day of December, 2007.

Notary Public
My Commission Expires: July 25, 2009

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, Rita A. Bann, Trustee of Rita A. Bann Declaration of Trust U/T/A October 1, 1984,has this date bargained and sold, and does hereby transfer and convey unto Rita A. Bann, Trustee, or her successors in trust, under the RITA A. BANN REVOCABLE TRUST, dated October 24, 2007, and any amendments thereto, certain real estate in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being the northeasterly 55 feet of Lot 8 of Block "H" on the Plan of Jackson Park, Section No. 2, as of record in Book 843, Page 21, said Register's Office; and Lot No. 10 of Block "H" on the Plan of Jackson Park, Section No. 3, not of record, described together as follows:

Beginning on the southeasterly margin of Eastdale Avenue at a point 20 feet northeast of the corner of Lots Nos. 6 and 8 of Block "H" on said Plan of Jackson Park. Section No. 2: thence with said avenue northeastwardly 165 feet to the corner of Lots Nos. 10 and 11 on said unrecorded plan; thence with the line between said two lots southeastwardly 250 feet; thence westwardly 115 feet to the corner of said Lots Nos. 8 and 10; thence with the southeasterly line of said Lot No. 8 southwardly 55 feet; thence northwestwardly 175 feet to the beginning.

BEING the same property conveyed by Rita A. Bann, a widow and not remarried, to Rita A. Bann, Trustee of the Rita A. Bann Declaration of Trust U/T/A October 1, 1984, by Warranty Deed of record in Instrument No. 20041124-0140764, Register's Office, Davidson County, Tennessee.

This is improved property known as 1232 Eastdale Avenue, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, me heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, her successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 12th day of December, 2007.

Rita A. Bann, Trustee
RITA A. BANN, TRUSTEE

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 Rita A. Bann, Trustee of Rita A. Bann Declaration of Trust u/t/a October 1, 1984, with whom I am personally acquainted, who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 13th day of December, 2007.

NOTARY PUBLIC

DARLA D. COLSTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires July 25, 2009

My Commission Expires: July 25, 2009

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds