Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Cynthia Marie Roberson
323 Yorkshire Circle
Nashville, Tennessee 37211

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Avenue Bank
111 10th Avenue South, Suite 200
Nashville, TN 37203

MAP	**161-11**
GROUP	**C**
PARCEL	**47**

Davidson County DEEDWARR
Recvd: 03/04/08 08:13 2 pgs
Fees:13.00 Taxes:499.50
20080304-0021273

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Laura E. Stubblefield, unmarried,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Cynthia Marie Roberson, unmarried,** hereinafter called the GRANTEE, her 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. 902, Building I, on the Resubdivision of Lot 2 Phase IV, Villages of Brentwood, of record in Plat Book 6900, page 614, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Laura E. Stubblefield, unmarried by deed from Robert K. Overby, Sr. And wife, Peggy M. Overby, Trustees of the Overby Joint Revocable Living Trust Agreement dated U/A/D August 28,2000 of record in Instrument #20060123-0008134, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2008 and subsequent years.

This is **improved** property known as **323 Yorkshire Circle, Nashville, Tennessee 37211.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns , forever, and, GRANTOR does covenants 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 herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 **28th** day of **February, 2008.**

Laura E. Stubblefield

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Laura E. Stubblefield,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 28th day of February, 2008.

Thomas I. Bottorff
NOTARY PUBLIC



My Commission Expires:1/10/2010

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $135,000.00.

AFFIANT

Subscribed and sworn to before me on this 28th day of February, 2008.

Robert M. Loffi
NOTARY PUBLIC



My Commission Expires: 7/19/2008