WARRANTY DEED

B-LO-08-3720

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $141,700.00

Affiant

Subscribed and sworn to before me, this 24th DAY OF November, 2008.

Notary Public

MY COMMISSION EXPIRES: 7-24-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
3720 Park Avenue Revocable Land Trust	3720 Park Avenue Trust	
3720 Park Avenue (ADDRESS)	(NAME) 219 Robin Hill Road (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37205 (CITY) (STATE) (ZIP)	92-13-50.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we MARGARET MORRISON, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto 3720 PARK AVENUE REVOCABLE LAND TRUST, DANIEL B. OLDHAM, TRUSTEE, WITH THE FULL POWER TO MORTGAGE, SELL, TRANSFER AND CONVEY WITHOUT JOINDER OF ANY BENEFICIARY, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY PART OF LOT 10, BLOCK 8, ON THE MAP OF CHARLOTTE PARK COMPANY'S ADDITION TO NASHVILLE, AS OF RECORD IN BOOK 57, PAGES 160 AND 161, REGISTER'S OFFICE FOR SAID COUNTY. SAID PART OF LOT 10 FRONTS 52 FEET ON THE NORTHERLY SIDE OF PARK AVENUE AND RUNS BACK BETWEEN LINES 150 FEET TO AN ALLEY, MEASURING 61.98 THEREOF.

BEING THE SAME PROPERTY CONVEYED TO MARGARET MORRISON BY SPECIAL WARRANTY DEED FROM WELLS FARGO, ATTORNEY IN FACT FOR BANK WACHOVIA BANK N.A. AS TRUSTEE, RECORDED ON THE 1ST DAY OF DECEMBER, 2005 IN INSTRUMENT NO. 20051201-0144237, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING RESTRCITIONS AND EASEMENTS AS SHOWN OF RECORD INCLUDING THOSE IN PLAT BOOK 57, PAGE(S) 160 AND 161, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 3720 Park Avenue, Nashville, Tennessee 37209
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Davidson County DEEDWARR
Recvd: 11/26/08 09:34 2 pgs
Fees:13.00 Taxes:524.31
20081126-0115726

Witness my/our hand(s) this 24th day of November, 2008.

Margaret Morrison

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Margaret Morrison, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th day of November, 2008.

Notary Public

My Commission Expires: 5/22/10

(SEAL)



My Commission Expires MAY 22, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903