THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
2212 8th Avenue South
Nashville, TN 37204
Telephone: 615-661-8099
File No. 08-1835

Davidson County DEEDWARR
Recvd: 12/04/08 10:15 2 pgs
Fees:13.00 Taxes:414.40

20081204-0117548

Property Address: 1218 Cabana Circle, Nashville, TN 37214

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Robert A. Cale, Paula G. Cale, Larry L. Cale and Donna G. Cale**, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **Scotty L. Orsbon, unmarried and Freida Jo Orsbon, as Tenants in Common with the Right of Survivorship,** hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson**, State of Tennessee, to-wit:

Being Lot No. 85A on the Zone Lot Division of Lots 83 through 86, PATIO VILLA, Section FOUR as of record in Plat Book 6900, Page 537, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any. Subject to all matters set forth in Plat Book 6900, Page 537, Register's Office for Davidson County, Tennessee.

AND BEING THE SAME premises conveyed to Grantors by virtue of a deed from Charles R. Scott and wife, Lynn Scott, dated June 14, 2005, and recorded June 16, 2005, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20050616-0068976.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2008 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantors, or [X] is part of the homestead of Grantors and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantors do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $112,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantors' hands this 10th day of November, 2008.

_____{Seal}
Robert A. Cale

_____{Seal}
Paula G. Cale

_____{Seal}
Larry L. Cale by Robert A. Cale, Attorney in Fact

_____{Seal}
Donna G. Cale by Robert A. Cale, Attorney in Fact

KIRK C. WAITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 24, 2009

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 10th day of November, 2008, before me the undersigned officer, personally appeared Robert A. Cale and Paula G. Cale, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they executed same as their free act and deed.

KIRK C. WAITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 24, 2009

_____
Notary Public

My Commission expires: 1-24-2009

STATE OF Tennessee
COUNTY OF Davidson

On this 10th day of November, 2008 before me, personally appeared Robert A. Cale, personally known to me or proved to me on the basis of satisfactory evidence, known to be the person who executed the foregoing instrument on behalf of Larry L. Cale and Donna G. Cale as per the Specific Power of Attorney of record in Instrument No. 20081204-0117546 and Instrument No. 20081204-0117547 Register's Office for Davidson County, Tennessee and who acknowledged that he executed the same as his free act and deed on Larry L. Cale and Donna G. Cale.

_____
Notary Public

My Commission Expires:

Grantees' Name, Address, Phone:
Scotty L. Orsbon and Freida Jo Orsbon
1218 Cabana Circle
Nashville, TN 37214
Map and Parcel No: 10803003700

SEND TAX STATEMENTS TO:
Taylor Bean & Whitaker Mortgage
1417 North Magnolia Avenue
Ocala, FL 34475

KIRK C. WAITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Jan. 24, 2009

State of: Tennessee
County of: Williamson

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $112,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: _____

Subscribed and sworn to before me this 10 day of Nov., 2008.

_____
Notary Public
My Commission expires: 1-24-2009