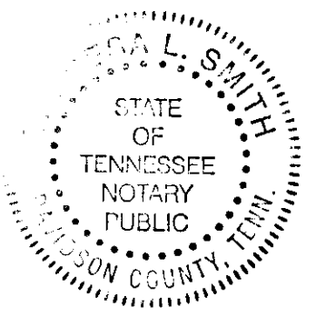
6

*THIS INSTRUMENT PREPARED BY:*
***Douglas A. Brace, Reg. #3485***
***ORTALE, KELLEY, HERBERT & CRAWFORD***
*200 Fourth Avenue North, Third Floor*
*P.O. Box 198985*
*Nashville, TN 37219-8985*
*(615) 256-9999*




My Commission Expires NOV. 22, 2010

*STATE OF TENNESSEE ]*
*COUNTY OF DAVIDSON ]*

*The actual consideration or value, whichever is greater, for this transfer is $260,000.00.*

*Affiant*

*SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF DECEMBER, 2008.*

*Notary Public*

*My commission expires:* 11/22/2010

**Name and Address of New Owner**:

George Freeman and Julie Lynn Spencer
6888 River Ridge Drive
Nashville, TN 37221

Davidson County DEEDWARR
Recvd: 12/15/08 10:06 3 pgs
Fees:18.00 Taxes:962.00
20081215-0119905

**Send Tax Bills To:**
Countrywide Bank, FSB
801 Crescent Center Drive #510
Franklin, TN 37067

**Street Address of Subject Property:**

6888 River Ridge Drive
Nashville, TN 37221

**Map and Parcel:**

141-15-C-044 CO

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **LINDA H. MARTIN and RODERICK KENDRICK,** hereinafter called "**GRANTORS,**" have bargained and sold, and by these presents do transfer and convey unto **GEORGE FREEMAN SPENCER and JULIE LYNN SPENCER,** husband and wife, hereinafter called "**GRANTEES,**" their heirs

and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 133 on the Plan of Phase "9", Rolling River Estates, of record in Plat Book 6200, page 52, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Linda H. Martin, married, by Warranty Deed from James R. Bollinger and wife, Cindy L. Bollinger, of record in Book 10984, page 109, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 6888 River Ridge Drive, Nashville, TN 37221.

The conveyance of the above described parcel of land is subject to:

1. All matters shown on plan of record in Plat Book 6200, page 52, Register's Office for Davidson County, Tennessee.

2. Restrictions of record in Book 4788, page 950; Book 4871, page 640; Book 4892, page 689, and Book 6298, page 934; By-Laws of record in Book 4892, page 679; and Charter for Rolling River Estates, Inc., of record in Book 4892, page 671, as amended in Book 8276, page 552, in the Register's Office for Davidson County, Tennessee.

3. Any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of ways for public utilities applicable to this property.

**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 and assigns, forever; and Grantors do covenant with the said Grantees that they 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 Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the 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** our hands this 8th day of December, 2008.

Linda H Martin

**LINDA H. MARTIN**

**By:** Roderick Kendrick

**RODERICK KENDRICK, her Attorney-in-Fact**

**RODERICK KENDRICK**

**STATE OF TENNESSEE]**
**COUNTY OF DAVIDSON]**

*20081215-0119904

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named RODERICK KENDRICK, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument as Attorney-in-Fact for LINDA H. MARTIN, as the free act and deed of the within named LINDA H. MARTIN, said Specific Power of Attorney of record as Instrument No.* _____, Register's Office for Davidson County, Tennessee.

**WITNESS** my hand and seal at office, the day and year first above written.

**My commission expires:**

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
September 19, 2009
STATE OF TENNESSEE

**NOTARY PUBLIC**

**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 RODERICK KENDRICK, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

**WITNESS** my hand and seal at office, the day and year first above written.

**My commission expires:**

NOTARY PUBLIC
Douglas A. Brace
My Commission Expires
September 19, 2009
STATE OF TENNESSEE

**NOTARY PUBLIC**

*F:\rubye\wd martin kendrick to spencer.doc*