This Instrument Prepared By:
BROKERS ESCROW SERVICES, INC.
211 Donelson Pike, Suite 2, P. O. BOX 140255
Nashville, Tennessee 37214

Recording Information:

BILL GARRETT, Davidson County
Trans:T20090028066 DEEDWARR
Recvd: 04/29/09 12:01 2 pgs
Fees:13.00 Taxes:0.74
20090429-0038725

Tressa Louise Strawn tls
ADDRESS NEW OWNER:
4833 Eatons Creek Road
Nashville, TN 37218

SEND TAX BILL TO:
Owner

MAP 48
GROUP
PARCEL 42

INFORMATION PROVIDED BY THE PARTIES HERETO WITHOUT THE BENEFIT OF A TITLE EXAMINATION

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Scottie W. Purcell hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Tressa Louise Strawn, James Claude Warren, Velma Jean Morgan and Sheila Marie Cox, as tenants in common, each owning a one fourth (1/4) undivided interest**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

The strip of land on the west side of Eatons Creek Rd. that is between Eatons Creek and Eatons Creek Rd.
Beginning at an iron pin in the center of Eatons Creek, the northwest corner of Thelma Adamsons property:
(1) Thence north 56 07' 50" east 10.00 feet to the west right-of-way of Eatons Creek Road
(2) Thence south 33 52' 10" east 136.00 feet to an iron pin;
(3) Thence south 56 07' 50" west 10.00 feet to an iron pin in the center of Eatons Creek;
(4) Thence with the centerline of Eatons Creek, north 33 52' 10" west 136 .00 feet to the point of beginning containing 1,360.000 square feet or .031 acres.

Being the same property conveyed to Scottie W. Purcell by deed of record in Book 9550, page 24 , Register's Office for Davidson County, Tennessee.

Taxes for the current year have been settled between the parties.

This is improved property known as 4826 Eatons Creek Rd. Nashville, Tennessee, 37218

GRANTOR makes no representation or warranty, express or implied, as to the exact amount of acreage or square footage in the property, or as to the ownership of the minerals located on, under or within the property. Grantor makes no representations or warranties, express or implied, with respect to the condition of the property conveyed hereby, including any improvements located thereon, including, without limitation, the habitability, condition or fitness thereof for any particular use or purpose. Grantees agrees that the property conveyed hereby, including any improvements located thereon, is conveyed by Grantor and accepted by Grantees in an "as is, where is" and "with all faults" condition.

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,

GRANTOR does covenant with the said "GRANTEES" that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered, unless otherwise herein set out; and,

"GRANTOR", does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and 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 my hand this the 25th day of April, 2009

Scottie W. Purcell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, Scottie W. Purcell, the bargainor , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand this the 25th day of April, 2009

JASON BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 01/09/2012

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $ 200.00.

Tressa Strawn
AFFIANT

WITNESS my hand this the 29 day of April, 2009

JASON HULSE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

NOTARY PUBLIC
My Commission Expires: Nov 14, 2009