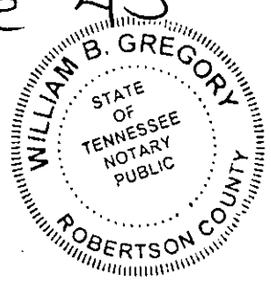
File 43



State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$216,000.00.**

Affiant

Subscribed and sworn to before me, this the 4th day of May, 2009.

Notary Public

My commission expires: **March 30, 2010**
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc.
615 Main Street P.O. Box 60429, Nashville, TN 37206

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Clifford A. Kubin and wife, Erin E. Fraser	**BancorpSouth Bank**	
1502 Clifton Lane	**P.O. Box 4240**	**Map 117 08 0**
Nashville, Tennessee 37215	**Tupelo, MS 38803-4240**	**Parcel 275.00**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Estate of Margaret Flynn by
Elizabeth Flynn Frazier, Executrix

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Clifford A. Kubin and wife, Erin E. Fraser

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:

BEING Lot No. 5 on the plan of Hawthorne Subdivision of record in Book 1424 page 22 Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Margaret McDonald Flynn, by instrument executed April 14, 1948, which is of record in Book 1580 page 541, Register's Office for Davidson County, Tennessee. Margaret McDonald Flynn passed away November 24, 2008, having been preceded by her husband Joseph J. Flynn, Sr. By the Last Will and Testament of Margaret Flynn, who was one and the same person as Margaret McDonald Flynn, the Executrix was directed to sell the real estate, the said Executrix being Elizabeth Flynn Frazier, said Last Will and Testament being of record as Docket No. 08P-1943, Seventh Circuit Court for Davidson County, Tennessee, Probate Division.

This is improved property known as **1502 Clifton Lane, Nashville, Tennessee 37215**

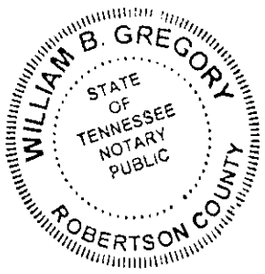
BILL GARRETT, Davidson County
Trans:T20090029806 DEEDWARR
Recvd: 05/05/09 14:26 2 pgs
Fees:13.00 Taxes:799.20
20090505-0041202

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 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 convenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land 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 my/our hand(s) this 4th day of May, 2009.

Estate of Margaret Flynn by
Elizabeth Flynn Frazier, Executrix

Elizabeth Flynn Frazier, Executrix



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Elizabeth Flynn Frazier,** who is the **Executrix of the Estate of Margaret Flynn,** the within named bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they, being authorized so to do, executed the within instrument for the purposes therein contained by signing as the Executrix of the Estate of Margaret Flynn..

Witness my hand, at office, this **4th** day of **May, 2009.**

William B. Gregory
Notary Public

My Commission Expires: March 30, 2010