[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Rural Hill Family Trust		Map/Parcel -
728 Due West Ave	NEW OWNER	136-09 9.00
Madison, TN 37115		

This instrument prepared by : Robert J. Notestine, III, Attorney, 109 Kenner Avenue, Ste 201, Nashville, TN 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Ella W. Baker** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Richard Yorke, Trustee of the Rural Hill Family Trust** (The "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 3 on the Plan of Edge-O-Lake Estates, Section 19, as of record in Plan Book 4595, Page 112, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 80 feet on the westerly margin of Rural Hill Road and extends back 184.28 feet on the southerly line and 184.13 feet on the northerly line, to a dead line in the rear on which it measures 80 feet.

Being the same property conveyed to Ella W. Baker by Quitclaim deed from Tracy J. Houston, Gerri Baker, Stephen Baker, Gwendolyn White and Sheila Baker, being all the heirs at law of Mason Baker, deceased, recorded in Instrument No. 20100317-0020055 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:

1. Taxes for the year 2010, which have been prorated, the payment of which is assumed by Grantee.
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF EDGE-O-LAKE ESTATES, SECTION 19, as recorded in Plat Book 4595, Page(s) 112, Register's Office for Davidson County, Tennessee.
3. Covenants, Conditions and Restrictions recorded in Book 4663, Page 493 , said Register's Office.
4. Deed of trust executed by Mason Baker and wife, Ella Baker in favor of Arnold M. Weiss, Esq., as trustee, to secure Wells Fargo Bank, N.A., recorded November 1, 2006 in Instrument No. 20061101-0135531, said Register's Office.
5. Deed of trust executed by Mason Baker in favor of K. Sowney, as trustee, to secure Citifinancial, Inc., recorded February 6, 2008 in Instrument No. 20080206-0012166

This is improved property commonly known as: 573 Rural Hill Rd., Nashville, TN 37217

BILL GARRETT, Davidson County
Trans:T20100015615 DEEDWARR
Recvd: 03/17/10 12:34 2 pgs
Fees:13.00 Taxes:534.12
20100317-0020051

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $144,357.00

Affiant

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me this 5th day of March, 2010

My Commission Expires: My Commission Expires 01/09/2012

Notary Public

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this ____day of March, 2010

Ella W. Baker

Ella W. Baker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 5th day of March, 2010, before me personally appeared Ella W. Baker to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

WITNESS my hand and official seal.

Notary Public

My Commission Expires:

TRENT NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 8, 2013