This Instrument was Prepared by:
Bankers Title & Escrow Dickson, LLC
214 E. College Street, Suite B
Dickson, TN 37055
P10-0453-D

BILL GARRETT, Davidson County
Trans:T20100053963 DEEDWARR
Recvd: 08/30/10 14:44 2 pgs
Fees:13.00 Taxes:355.20
20100830-0068702

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

WARRANTY DEED

Address of New Owners:
Mrs. Vona L. Banks
901 Marilyn Road
Nashville, TN 37209

Send Tax Bills To:
Fifth Third Mortgage Company
5050 Kingsley Drive
Cincinnati, OH 45263

For and 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 acknowledged, I,
Bobby L. Wall, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto
Vona L. Banks, unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 27 on the Map of West Park, of record in Book 2331, Page 17, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point on the southerly margin of Morrow Road at a concrete monument in the beginning in a curve; thence around said curve in a westerly direction, 31.49 feet to a concrete monument in the southeasterly margin of Marilyn Road; thence with the margin of said road in a westerly direction 179.93 feet to the corner of Lots 26 and 27; thence with the line between said lots, southeasterly 50 feet to a concrete monument; thence in a northeasterly direction, 200 feet to a concrete monument in the southwesterly margin of Morrow Road; thence with said Road in a northwesterly direction, 29.93 feet to the point of beginning.

Being the same property conveyed to Bobby L. Wall, unmarried, by deed from Marvin L. England and wife Ronda Read England, in Book 9180, Page 412, said Registers office dated December 2, 1993.

This conveyance is subject to restrictions of record in Book 2346, Page 490 and Book 2399, Page 441, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to a sewer line easement of record in Book 2157, Pages 223 and 228, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters shown on a plat of record in Book 2331, Page 17, in the Register's Office of Davidson County, Tennessee.

This is ( ) Unimproved (X) Improved property known as 901 Marilyn Road, Nashville, TN 37209

THIS CONVEYANCE IS SUBJECT TO: 2010 Davidson Taxes which have been prorated and assumed by Grantee;

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns forever; and we do covenant with 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 covenant 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 hand this the 26th day of August, 2010.

Bobby L. Wall

STATE OF TENNESSEE
COUNTY OF DICKSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bobby L. Wall, unmarried, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 26th day of August, 2010.

Notary Public

AL FRAZIER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2014

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DICKSON

The actual consideration or value, whichever is greater, for this transfer is $96,000.00.

Affiant

Subscribed and sworn to before me, this the 26th day of August, 2010.

Notary Public

CINDY WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
HICKMAN COUNTY
My Commission Expires 12-02-2013

My Commission Expires:_____

Map: 91-06
Parcel: 70