WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/23/10 13:01 2 pgs
Fees:13.00 Taxes:114.70
20101123-0093847

REAGAN E. DUNPHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 6, 2014

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $31,000.00.

Affiant

Subscribed and sworn to before me this 22nd day of Nov, 2010

Notary Public
My Commission expires: Jan. 6, 2014
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
The 507 Edwin Street Trust	SAME	071-08-0-363.00
P.O. Box 791		
Joelton, TN 37081		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Anna Lee Carman,** unmarried, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **The 507 Edwin Street Trust, First Jordan, LLC, as Trustee**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 40 on the plan of Section II, Rawls Tract Subdivision, of record in Book 1424, page 84, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said lot fronts 50 feet on the north side of Edwin Avenue and runs back between parallel lines 184 feet to a dead line.

Being the same property conveyed to Charlie J. Carman and wife, Anna Lee Carman, by deed from Burneys B. York and wife, Mattie Elizabeth York, on October 17, 1970, of record in Book 4453, page 280, Register's Office for Davidson County, Tennessee. The said Charlie J. Carman having died leaving property to Anna Lee Carman by right of survivorship.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 1424, page 84, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 1516, page 415, Register's Office for Davidson County, Tennessee.

This is improved property known as: **507 Edwin Street, Nashville, TN 37207**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 November 22, 2010.

Anna Lee Carman By Bobby Carman as attorney in fact

Anna Lee Carman
by Bobby Carman, as Attorney in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared Bobby Carman, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for Anna Lee Carman, the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Anna Lee Carman, the bargainor(s), by the said Bobby Carman, as Attorney-in-Fact.

WITNESS my hand and seal, this 22nd day of November, 2010.

_____ My Commission Expires: 8/23/11
NOTARY PUBLIC

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

_____
Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

_____
Notary's Signature

My commission expires: 8/23/11

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY