WARRANTY DEED

G-TRA-04-1008

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $77,400.00

Denise M. Michalek
Affiant

Subscribed and sworn to before me, this 3rd DAY OF May, 2004.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

DEENA L. O'BRIEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires SEPT. 30, 2006

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Denise M. Michalek	~~Stock Yard Bank~~	
1008 Virgina Ave (ADDRESS)	(NAME) New Owner (ADDRESS)	61-11-150
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROBERT H. BRASWELL, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DENISE M. MICHALEK AND ROBERT S. MICHALEK, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit: wife and husband

A certain tract or parcel, of land in Davidson County, State of Tennessee, described as follows to wit: Land in Davidson County, State of Tennessee, more particularly described as follows, Being the Easterly 25 feet of Lot Number 28 and the Westerly 50 feet of Lot Number 27 on the Map of George Burrus' Subdivision of Lot Number 81 of the Maplewood Home Tract, as of record in Book 421, Page 178,Register's Office for said County. Said parts of Lots Numbers 28 and 27 front together 75 feet on the South side of Virginia Street and extends back 231.44 feet on the westerly line and 227.12 feet, more or less on the Easterly Line, to a dead line, measuring 75 feet thereon. This is improved property known as 1008 Virginia Avenue, Nashville, TN 37216.

Being the same property conveyed to Robert H. Braswell by Special Warranty Deed from Green Tree Servicing, LLC dated 11-21-03 and filed for record on 11-25-03 in Instrument Number 20031125-0171402, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Plat Book 421, page 178, and Book 547, page 102, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1008 Virgina Ave, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 3rd day of May, 2004.

Robert H. Braswell
Robert H. Braswell

Davidson County DEEDWARR
Recvd: 05/05/04 10:39 2pgs
Fees:13.00 Taxes:286.38

20040505-0051179

STATE OF Tennessee
COUNTY OF Davidson

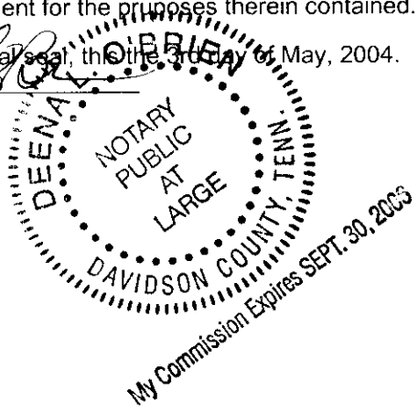
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert H. Braswell, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness, my hand and official seal, this the 3rd day of May, 2004.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903