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This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Heather D. Masullo
367 Flushing Drive
Nashville, TN 37211

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Suntrust Mortgage, Inc.
P.O. Box 305110
Nashville, TN 37230-5110

MAP **119**
GROUP **3**
PARCEL **111**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Richard D. Martin, married** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Heather D. Masullo and husband, Dean A. Masullo** hereinafter called the "GRANTEE", her 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. 81 on the Plan of Glencliff Estates, Section 5, as of record in Book 2133, Page 21, Register's Office for said County.

Being the same property conveyed to Richard Martin by deed from Heirs of Anna R. Floersh and the heirs of Virginia P. Floersh of record in Instr. 20030930-0143848, Register's Office for Davidson County, Tennessee, and by quitclaim deed from Paul A. Cheshire of record in Inst. No. 20050113-0005136, said Register's Office.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2005 and subsequent years.

This is improved property known as 367 Flushing Drive, Nashville, Tennessee 37211.

Mallory Anne Martin joins in this conveyance to transfer any of her right, title, and interest in the subject property, marital or otherwise.

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, her heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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.

Davidson County DEEDWARR
Recvd: 01/13/05 15:59 2 pgs
Fees:13.00 Taxes:488.77
20050113-0005137

WITNESS our hands this the 13th day of January, 2005.

Richard D. Martin

Mallory Anne Martin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Richard D. Martin and Mallory Anne Martin**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 13th day of January, 2005.

Rebecca T. Garland
NOTARY PUBLIC

REBECCA T. GARLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 5/29/2005

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $132,100.00.

AFFIANT

Subscribed and sworn to before me on this 13th day of January, 2005.

NOTARY PUBLIC

My Commission Expires: 1/29/05

CATHERINE H. GWYN
Notary Public At Large
DAVIDSON COUNTY, TENN.

My Commission Expires
January 29, 2005