Return to:

WEISS & WEISS ATTORNEYS AT LAW
BRENTWOOD EXECUTIVE CENTER
761 OLD HICKORY BLVD, SUITE 102
BRENTWOOD, TN 37027
(615) 661-5527

Box 19B
05-03-021-DA

THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
2525 West End Avenue, Ste 350
Nashville, TN 37203

Our File Number: 20164G

MAP/GROUP/PARCEL:
83-6/260

NEW OWNER'S NAME AND ADDRESS:
Brian Schulman
99 CHAPEL AVENUE
NASHVILLE, TN 37206

SEND TAX BILLS TO:
New Owner

Davidson County DEEDWARR
Recvd: 04/01/05 16:21 2 pg
Fees:13.00 Taxes:843.60
20050401-0035798

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, **PAUL A. REESE AND DIANE REESE, HUSBAND AND WIFE**, hereinafter called Grantors, do hereby transfer and convey unto BRIAN SCHULMAN,AN UNMARRIED MAN, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 38 and the northerly 2 1/2 feet of Lot No. 39, on the Map of Olivia W. Sharpe's Addition, as shown on plat of record in Plat Book 332, page 17, in the Register's Office for Davidson County, Tennessee.

The subject property is improved property commonly known as 99 Chapel Avenue, Nashville, TN 37216 f/k/a704 Chapel Avenue, Nashville, TN 37216.

BEING the same property conveyed to Grantors herein by deed of record in Instrument 20030813-0116458 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantors covenant with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Paul A. Reese

Paul A. Reese

Diane L Reese

Diane Reese

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned authority, Paul A. Reese and Diane Reese, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee, on this the 30th day of March 2005.

Kate Rosenthal

NOTARY PUBLIC

KATE ROSENTHAL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE
MY COMMISSION EXPIRES NOV. 14 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $228,000.00

AFFIANT

Sworn to and subscribed before me, this the 30th day of March 2005.

Dee Files

NOTARY PUBLIC

DEE FILES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.