Davidson County DEEDWARR
Recvd: 04/04/05 14:17 2 pgs
Fees:13.00 Taxes:950.15

20050404-0036471

WARRANTY DEED	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $259,500.00 Affiant Subscribed and sworn to before me this 15th DAY OF March, 2005. Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)
G-CD-05-3019	
THIS INSTRUMENT WAS PREPARED BY	
RUDY TITLE & ESCROW, LLC 2012 21st Avenue South NASHVILLE, TENNESSEE 37212	

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 24, 2005

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason William Reed	First Horizon Home Loan	
3019 Brightwood Avenue (ADDRESS)	1555 W. Walnut Hill Lane, Suite 200 (ADDRESS)	
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	Irving, TX 75038 (CITY) (STATE) (ZIP)	117-8-021.00

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 JOSEPH A. PETROLINO, JR. AND WIFE, KATHRYN W. PETROLINO, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JASON WILLIAM REED AND WIFE, MARY LINDSAY REED, 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:

Land in Davidson County, Tennessee, being the South 25 feet of Lot No. 9 and the North 25 feet of Lot No. 10, on the Map of BELMONT TERRACE RESUBDIVISION ANNEX NO. 1, as shown on plat of record in Plat Book 421, Page 182, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joseph A. Petrolino, Jr. and wife, Kathryn W. Petrolino by Warranty Deed from Linus Daniel Catignani, an unmarried person, recorded on the 2nd day of February, 2004 in Instrument No. 20040202-0012434, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record in Plat Book 421, page 182, in the Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3019 Brightwood Avenue, Nashville, Tennessee 37212
(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 15th day of March, 2005.

Joseph A. Petrolino, Jr.

Kathryn W. Petrolino
by Joseph A. Petrolino, Jr.
Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joseph A. Petroline, Jr. 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 pruposes therein contained.

Witness my hand and official seal, this the 15th day of March, 2005.

Notary Public

My Commission Expires: 7/29/06

(SEAL)

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joseph A. Petroline, Jr., to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Kathryn W. Petrolino and acknowledged that he/she executed the same as the free act and deed of the said Kathryn W. Petrolino.

Witness my hand and official seal at
Nashville, Tennessee
on this the 15th day of March, 2005.

NOTARY PUBLIC

My Commission Expires: 7/29/06

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903