WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,900.00

Erin Bennett
Affiant

Subscribed and sworn to before me, this 30th DAY OF June, 2005.

Deborah A. Rand
Notary Public

MY COMMISSION EXPIRES: 1-28-06
(AFFIX SEAL)

DEBORAH A. RAND NOTARY PUBLIC AT LARGE My Commission Exp. DAVIDSON CO., TENNESSEE

G-OSM-05-305

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
Bryan Chambers	Countrywide Home Loans	
305 Sentinel Drive	(NAME) 2021 North Gallatin Road #280	
(ADDRESS) Nashville, Tennessee 37209	(ADDRESS) Madison, TN 37115	103-04 299.00
(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 ROBIN J. PISCIOTTA AND HUSBAND, JOHN L. PISCIOTTA, JR., AND JONH L. PISCIOTTA, SR., UNMARRIED, ALL AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRYAN CHAMBERS AND AARON CHAMBERS,*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:

BEING LOT NO. 98 ON THE PLAN OF VALLEY VIEW SUBDIVISION, SECTION 3, OF RECORD IN BOOK 2330, PAGE 148, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ROBIN J. PISCIOTTA AND HUSBAND, JOHN L. PISCIOTTA, JR. AND JOHN L. PISCIOTTA, SR., UNMARRIED, ALL AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP BY WARRANTY DEED FROM MONICA MILLER, UNMARRIED, RECORDED ON THE 3RD DAY OF NOVEMBER, 1999 IN DEED BOOK 11729, PAGE 446, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to a) 2005 property taxes, which have been prorated and assumed by the grantee(s) herein; b) plat of record in Book 2330, Page 148, said register's office; and c) any and all existing easements and restrictions as shown of record.

*both unmarried, as tenants in common with the right of survivorship

unimproved ( )
This is improved (X) property, known as 305 Sentinel Drive, Nashville, Tennessee 37209
(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 30th day of June, 2005.

Robin J. Pisciotta

John L. Pisciotta, Jr

By John Pisciotta attorney, in fact
Jonh L. Pisciotta, Sr

Davidson County DEEDWARR
Recvd: 07/19/05 15:17 2 pgs
Fees:13.00 Taxes:639.73
20050719-0083976

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared John L. Pisciotta, 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 Jonh L. Pisciotta, Sr. and acknowledged that he/she executed the same as the free act and deed of the Jonh L. Pisciotta, Sr..

Witness my hand and official seal at
Nashville, Tennessee
on this the 30th day of June, 2005.

Mary Frances Rudy
NOTARY PUBLIC

My Commission Expires: 7-29-06

MARY FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robin J. Pisciotta and John L. Pisciotta, 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 purposes therein contained.

Witness my hand and official seal, this the 30th day of June, 2005.
Nashville, Tennessee

Mary Frances Rudy
Notary Public

My Commission Expires: 7-29-06

(SEAL)

MARY FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903