THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
624 Highway 76
White House, TN 37188

Our File Number: 21409Z

Davidson County DEEDWARR
Recvd: 07/26/05 09:00 2 pgs
Fees:13.00 Taxes:166.50
20050726-0086551

MAP/GROUP/PARCEL:
082-04-0-366.00

NEW OWNER'S NAME AND ADDRESS:
Chris Florek
936 Tyree Springs Road
White House, TN 37188

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, Dallas Wayne Allesio, an unmarried man, hereinafter called Grantor, does hereby transfer and convey unto **CHRIS FLOREK, A MARRIED MAN**, his heirs and assigns, hereinafter called Grantee, property described as follows:

> Land in Davidson County, Tennessee, being the easterly ½ of Lot No. 40 on the Plan of W.H. Hyronemus Additions, as shown on plat of record in Plat Book 161, Page 174, in the Registe's Office for Davidson County, Tennessee, said part of Lot No. 40 fronts 50 feet on the north side of Granada Avenue and runs back between parallel lines 168 feet to an alley.
>
> BEING the same property conveyed to Grantor herein by deed of record in Instrument No: 20011113-0124321, Register's Office for Davidson, Tennessee.
>
> The subject property is unimproved property commonly known as 913 Granada Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantor covenants with Grantee that he is 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.

GRANTOR further covenants and binds himself, his 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.

Dallas Wayne Alessio

Dallas Wayne Alessio

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Dallas Wayne Alessio, executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee on this the 20th day of July, 2005.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-25-08

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $45,00.00.

AFFIANT

Sworn to and subscribed before me, this the 20th day of July, 2005.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-25-08

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE