BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 DEADERICK STREET, SUITE 1100 P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $313,000.00. Affiant Subscribed and sworn to before me, this 11th day of July, 2005. Notary Public My Commission Expires May 24 2008

PRISCILLA C. CRAWFORD NOTARY PUBLIC LARGE DAVIDSON COUNTY, TN

Address New Owner As Follows: Carla Wallace 112 Keyway Drive Nashville, TN 37205	Send Tax Bills To: SUNTRUST MORTGAGE, INC 901 Semmes Ave Richmond, VA 23224	Map-Parcel Number: 130-1-18

Davidson County DEEDWARR
Recvd: 07/29/05 11:58 2 pgs
Fees:13.00 Taxes:1158.10

20050729-0088918

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JEFFREY W. BUNTIN, JR. AND WIFE, KEMP W. BUNTIN**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **CARLA WALLACE, UNMARRIED**, hereinafter called the Grantee, her heirs and assigns, in a certain tract or parcel of land in Davidson, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of West Meade Farms, Section 3, of record in Book 1835, page 4, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jeffrey W. Buntin, Jr, unmarried by deed from William G. Bainbridge and wife, Paige F. Bainbridge, of record in Book 10602, page 167, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Kemp W. Buntin joins in the execution of said Warranty Deed for the purpose of conveying any interest she may have in said land by reason of marital status or otherwise.

This conveyance is made subject to:

1. 2005 Metro taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. All matters as shown on the Plan of record in Book 1835, page 4, Register's Office for Davidson County, Tennessee.

This is improved property known as 112 Keyway Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and we covenant with the said Grantees 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS our hands this 11th day of July, 2005.

JEFFREY W. BUNTIN, JR.

KEMP W. BUNTIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JEFFREY W. BUNTIN, JR. AND WIFE, KEMP W. BUNTIN**, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of July, 2005.

Notary Public

My Commission Expires: _____

GEORGE V. CRAWFORD, JR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007