RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

~~RECORD AND RETURN TO:~~
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 44206

Davidson County DEEDWARR
Recvd: 09/30/05 12:47 3 pgs
Fees:18.00 Taxes:684.13
20050930-0117789

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$184,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS 28th DAY OF SEPTEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 03-22-2008

JASON CHAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
LESLIE ELLIS	ABN AMRO Mortgage	**82-16-108**
915-A Russell Street	2600 W. Big Beaver Rd	**18W 3430**
Nashville, TN 37206	Troy, MI 48084	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED **We, ANTHONY LOUIS WERTHAN and wife, CATHY T. WERTHAN**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LESLIE ELLIS ,** unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE EXHIBIT A

BEING the same property conveyed to Anthony Louis Werthan by General Warranty Deed from Mike D. Dickens, an unmarried person, of record in Book 9445, page 35, Register's Office for Davidson County, Tennessee. The said Cathy T. Werthan, wife of Anthony Louis Werthan, joins in this conveyance for the purpose of conveying whatever right, title and interest she might have in said property by reason of the marital estate or otherwise.

Unimproved ( )
This is improved (x) property known as 915A Russell Street, Nashville, Tennessee 37206

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 do 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 do further covenant and bind ourselves, our heirs and representatives, 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 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 our hands this 28th day of September, 2005.

X _____
ANTHONY LOUIS WERTHAN

X Cathy T Werthan by _____ Atty in fact
CATHY T. WERTHAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ANTHONY LOUIS WERTHAN, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 28th day of September, 2005.

NOTARY PUBLIC

My Commission Expires: 3/25/06

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 28th day of September, 2005, before me personally appeared ANTHONY L. WERTHAN, to me known to be the person who executed the foregoing instrument in behalf of CATHY T. WERTHAN, as her Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said CATHY T. WERTHAN, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 28th day of September, 2005.

NOTARY PUBLIC

My Commission Expires: 3/25/06

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

File No.: 2005-394

EXHIBIT "A"

LEGAL DESCRIPTION

BEING Lot No. 4-A, Zone Lot Division Lot No. 4, Section 2, Aeby Subdivision, as of record in Plat Book 6250, page 579, as amended in Plat Book 6200, page 335, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.