PREPARED BY (~~AND RETURN TO~~):

WILKINS & IVEY
Attorneys At Law

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W & I Ref:(db) Title No: 46631
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 10/06/05 14:37 2 pgs
Fees:13.00 Taxes:897.25

20051006-0120877

Return To:
Infinity Title, LLC
404 BNA Dr. #307
Nashville, TN 37217
05-2248

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Brian Bumbery 4807 Dakota Avenue Nashville, Tennessee 37209	Countrywide Home Loans, Inc. PO Box 660694 Dallas, TX 75266-0694

TAX MAP-PARCEL NUMBERS: 091-15-305

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$242,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Jeffrey D. Willers, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Brian Bumbery hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot 708 and the easterly 2 feet of the southerly 26 feet of Lot 710, Block 33, plan of the Charlotte Park Company's First Addition to Nashville as recorded in Book 57, Page 103, Register's Office for Davidson County, Tennessee, and further described according to a survey made by Campbell Surveying Co., Inc. dated November 19, 1987, as follows:

SAID property fronts 500 feet on the southerly side of Dakota Avenue and extends back 150 feet on the easterly lot line, to the northerly boundary of an alley; thence along said alley in a westerly direction, 52 feet to a point; thence in a northerly direction 26 feet to a point; thence in an easterly direction 2 feet to a point in the easterly boundary of Lot 710; thence following said boundary in a northerly direction 124 feet to the northwest corner of the subject property, the point of beginning.

BEING the same property conveyed to Jeffrey D. Willers by deed from Stephen W. Campbell and wife, Susan S. Campbell of record in Document No. 19991223-0306594 Register's Office for Davidson County, Tennessee.

Elisabeth D. Willers, spouse of Jeffrey D. Willers, joins in this conveyance solely to convey any and all marital interest she may have in subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2006, and subsequent years; All matters shown on the Plan of record in Book 57 Page 108, said Register's Office.

This is improved property, known as: 4807 Dakota Ave., Nashville, Tennessee 37209

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of September, 2005.

Jeffrey D. Willers

Elisabeth D. Willers

State of TENNESSEE
County of DAVIDSON

On this 26th day of September, 2005, before me the undersigned authority, personally appeared Jeffrey D. Willers and wife, Elisabeth D. Willers, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary

State of TENNESSEE
County of DAVIDSON

My Commission Expires JULY 21, 2007

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $242,500.00.

Affiant

Sworn and subscribed before me this the 26th day of September, 2005.

Notary Public

My Commission Expires: _____

HUGH B SHOULDERS, JR STATE OF TENNESSEE NOTARY PUBLIC COMM. EXP. 7-9-08 WILSON COUNTY