REALTY TITLE
Box 48A

Please Return To
REALTY TITLE & ESCROW
4721 ANDREW JACKSON PKWY
HERMITAGE, TN 37076

Davidson County DEEDWARR
Recvd: 10/21/05 11:26 2 pgs
Fees:13.00 Taxes:327.45
20051021-0127264

Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy.
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $88,500.00

Affiant

Subscribed and sworn to before me, this 19th day of October, 2005.

Notary Public
My commission expires: 09/16/07

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON COUNTY TN

15-0510-150531

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Thomas Lamont Bunch	Suntrust Mortgage Inc.	082-07-0-070.00
827 Stockell Street	201 Fourth Ave. N 7th floor	
Nashville, TN 37207	Nashville, TN 37219	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Roxanne Anderson and husband, Michael Anderson, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Thomas Lamont Bunch, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Dr. V.S. Lindsley's Addition to Edgefield of record in Book 57, Page 25, Register's Office for said County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Roxanne Anderson and husband, Michael Anderson by deed from Jo Ann Janeksela Layne of record in Instrument No. 20030926-0142784, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 827 Stockell Street, Nashville, TN 37207

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 19th day of October, 2005.

Roxanne Anderson

Michael Anderson By this Attorney in Fact
Michael Anderson
By Roxanne Anderson, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Roxanne Anderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN, this 19th day of October, 2005.

Kevin Steinke
State of Tennessee at Large

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission expires 09/17/06

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary public in and for the aforesaid County and State, Roxanne Anderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that she executed the within instrument for the purposes therein contained, and who further acknowledged upon oath or affirmation that she is the attorney-in-fact for Michael Anderson and is authorized by him to execute this instrument on his behalf.

Witness my hand, at office, this 19th day of October, 2005.

Kevin Steinke
State of Tennessee at Large

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission expires 09/17/06