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

Davidson County DEEDWARR
Recvd: 11/18/05 13:43 2 pgs
Fees:13.00 Taxes:1593.22
20051118-0139691

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 $430,600.00.

Affiant

Subscribed and sworn to before me, this 14th day of November, 2005.

Notary Public

JASON CHAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 03-22-2008

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Michael W. Smith and Karin W. Smith	Wachovia Mortgage	131 -04-0 188.00
1108 Glenwood Avenue	210 Wildwood Parkway #100	
Nashville, TN 37204	Birmingham, AL 35209	

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 Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **VICTOR E. GATTO AND WIFE, WENDY A. GATTO**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **MICHAEL W. SMITH AND WIFE, KARIN W. SMITH**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 43 on the Plan of M. N. Young's Park View Subdivision, of record in Book 547, page 173, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Victor E. Gatto and wife, Wendy A. Gatto, by deed from William A. Andrews, II and wife, Stacey R. Andrews, of record in Instrument No. 20020815-0098997, 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.

This conveyance is made subject to:

1. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 3924, page 514, said Register's Office.

2. All matters as shown on the Plan of record in Book 547, page 173, Register's Office for Davidson County, Tennessee.

This is improved property known as 1108 Glenwood Avenue, Nashville, TN 37204

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 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 my hand this 14th day of November, 2005.

Victor E. Gatto

Wendy A. Gatto

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **VICTOR E. GATTO**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of November, 2005.

Notary Public

My Commission Expires: 7-21-07

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **WENDY A. GATTO**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of November, 2005.

Notary Public

My Commission Expires: 7-21-07