PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref:(_____) Title No: 46786
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 11/28/05 14:14 2 pgs
Fees:13.00 Taxes:943.50
20051128-0142993

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Brady E. Martin Catherine S. Martin 145 42nd Ave. N. Nashville, Tennessee 37209	First Horizon Home Loan Corp. d/b/a First Tennessee Home Loans 1555 W. Walnut Hill Lane Ste. 200 Irving, TX 75038

TAX MAP-PARCEL NUMBERS: 103-04-135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$255,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Paul A. Picelli, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Brady E. Martin and spouse, Catherine S. Martin** 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 No. 2 on the Plan of Resubdivision of West End Annex of record in Book 6200, page 246 Register's Office for said County, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Paul A. Picelli by deed from Jennie Elizabeth Repp, John E. Repp, Sr., and Diane Repp Furry of record in Doc. No. 20031216-0179747, and by Instrument of Correction of Warranty Deed of record in Doc. No. 20040510-0053214 Register's Office for said County.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6200 Page 246, said Register's Office, which Plan shows a minimum building setback line from and easement to which Plan reference is hereby made for a more complete description thereof.

This is improved property, known as: 145 42nd Avenue North, 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 18th day of November, 2005.

Paul A. Picelli

Paul A. Picelli

State of TENNESSEE

County of DAVIDSON

On this 18th day of November, 2005 , before me the undersigned authority, personally appeared Paul A. Picelli, 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: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Commission Expires JULY 21, 2007

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $255,000.00

Affiant

Sworn and subscribed before me this the 18th day of November, 2005

My Commission Expires: 11-13-07 SHELBY V. STREET NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Notary Public