Return to: First Title and Escrow Company, Inc.
File Number 24984 Box 9B

WARRANTY DEED

B-FORTI-05-3304

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $226,500.00

Affiant

Subscribed and sworn to before me, this 1st DAY OF March, 2006

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

SHAUNA DANIELS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Nada M. Bulus	SunTrust Mortgage, Inc.	
3304 Overlook Drive	201 4th Avenue N. 7th Floor	104-10-127
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROBERT L. FORTI, UNMARRIED (1/2 UNDIVIDED INTEREST) AND JOHN A. WILLIAMS AND KAREN I. WILLIAMS, MARRIED (1/2 UNDIVIDED INTEREST), hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NADA M. BULUS, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that 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. 170 ON THE MAP OF R.W. GRIZZARD'S SUBDIVISION OF PART OF THE BOSLEY TRACT, NOT OF RECORD, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHWESTERLY MARGIN OF OVERLOOK DRIVE, AT THE COMMON FRONT CORNER OF LOTS NOS. 169 AND 170; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, NORTHWESTERLY 180.0 FEET TO THE LINE OF LOT NO. 187, THENCE WITH THE LINE BETWEEN SAID LOTS NOS. 187 AND 170, SOUTHWESTERLY 40.00 FEET TO A POINT IN THE REAR LINE OF LOT NO. 185, THENCE WITH THE REAR LINE OF LOTS NOS. 185, 184 AND 183 AND THE SIDE LINE OF LOT NO. 170 SOUTHEASTERLY 182.0 FEET TO A POINT IN THE NORTHWESTERLY MARGIN OF OVERLOOK DRIVE; THENCE WITH THE MARGIN OF THE SAME, NORTHEASTERLY 70.0 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO ROBERT L. FORTI, UNMARRIED, (1/2 UNDIVIDED INTEREST) AND JOHN A. WILLIAMS AND WIFE, KAREN I. WILLIAMS (1/2 UNDIVIDED INTEREST) BY WARRANTY DEED FROM STUART HUDSON, UNMARRIED, RECORDED ON THE 10TH DAY OF FEBRUARY, 2005 IN INSTRUMENT NO. 20050210-0015480, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 03/03/06 13:45 2 pgs
Fees:13.00 Taxes:838.05

20060303-0025008

unimproved ( )
This is improved (X) property, known as 3304 Overlook Drive, Nashville, Tennessee 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 1st day of March, 2006.

Robert L. Forti

John A. Williams

Karen I. Williams

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert L. Forti and John A. Williams, and Karen I. Williams, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1st day of March, 2006.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: November 23, 2013

(SEAL)

SHAUNA DANIELS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903