Box 19 B
06-03-005

Davidson County DEEDWARR
Recvd: 03/29/06 13:25 2 pgs
Fees:13.00 Taxes:1846.30

20060329-0035691

WARRANTY DEED

G-VRE-06-1704

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $499,000.00

Affiant

Subscribed and sworn to before me, this 24th DAY OF March, 2006.

Notary Public

MY COMMISSION EXPIRES: 3/3/07
(AFFIX SEAL)

DEE FILES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer Piallat	Jennifer Piallat	
1114 Fell Street	(NAME) SAME	117-4-243
(ADDRESS) San Francisco, CA 94117	(ADDRESS) SAME	
(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 CHRISTOPHER MALING BOSWORTH AND WIFE, KIMBERLY ATHAN BOSWORTH, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JENNIFER PIALLAT, MARRIED, 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. 84 ON THE PLAN OF BELMONT TERRACE, AS OF RECORD IN PLAT BOOK 421, PAGE 101, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER MALING BOSWORTH AND WIFE, KIMBERLY ATHAN BOSTWORTH BY WARRANTY DEED FROM PATRICK W. BRADT AND WIFE, LEE ANNE BRADT, RECORDED THE 23RD DAY OF MAY, 2002 IN INSTRUMENT NO. 20020523-0062950, 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 including those of record in Book 421, page 101, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1704 Cedar Lane, 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 24th day of March, 2006.

Christopher Maling Bosworth

Kimberly Athan Bosworth

STATE OF Tennessee
COUNTY OF Davidson

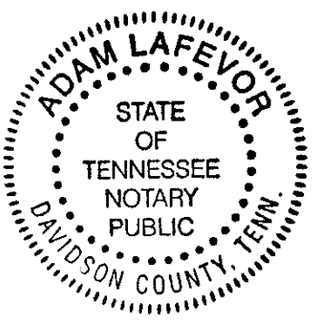
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher Maling Bosworth and Kimberly Athan Bosworth, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that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

Witness my hand and official seal, this the 24th day of March, 2006.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV. 22, 2008

RETURN TO:

[illegible]

WEISS & WEISS ATTYS
761 OLD HICKORY BLVD, STE. 301
BRENTWOOD, TN 37027