WARRANTY DEED G-VRE-06-12	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $168,500.00 Affiant Subscribed and sworn to before me this 28th DAY OF April, 2006. Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)
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
Melissa McAllister	America's Wholesale Lender	
5025 Hillsboro Road Unit 12C	(NAME) 6440 Southpoint Parkway #300	131-1-D-79 CO
(ADDRESS) Nashville, TN 37215	(ADDRESS) Jacksonville, FL 32216	
(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 MICHAEL NIEVES, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MELISSA MCALLISTER, 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:

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 79 ALSO KNOWN AS APARTMENT NO. 12-C ON THE PLAN OF GEORGETOWN APARTMENTS CONDOMINIUMS APARTMENTS, A HORIZONTAL PROPERTY REGIME, CREATED UNDER TITLE 66, SECTION 27-101, ET SEQ. AS AMENDED, TENNESSEE CODE ANNOTATED, AND AS ESTABLISHED BY A MASTER DEED AND BY LAWS, OF RECORD IN BOOK 5200, PAGE 4, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID MASTER DEED, SAID REGISTER'S OFFICE, FOR A MORE COMPLETE IDENTIFICATION AND DESCRIPTION OF SUCH UNIT.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL NIEVES BY WARRANTY DEED FROM MONICA PATRICIA REVELO PENAFIEL, UNMARRIED, RECORDED THE 26TH DAY OF APRIL, 2004 IN INSTRUMENT NO. 20040426-0047250, 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 5211, page 325; Book 5616, page 133; Book 6079, page 516; Book 5233, page 459; Book 4308, page 575; Book 7873, page 859, Register's Office for Davidson County, Tennessee.

unimproved ( )

This is improved (X) property, known as 5025 Hillsboro Road Unit 12C, Nashville, Tennessee 37215

(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 28th day of April, 2006.

Michael Nieves

Davidson County DEEDWARR
Recvd: 05/08/06 14:51 2 pgs
Fees:13.00 Taxes:623.45

20060508-0053566

STATE OF Tennessee
COUNTY OF Davidson

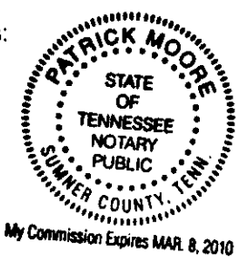
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Nieves, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the .

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires MAR. 8, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903