1ST

Davidson County DEEDWARR
Recvd: 08/03/06 15:09 2 pgs
Fees:13.00 Taxes:418.10
20060803-0095068

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $113,000.00.

Charlana Bolianites
Affiant

Subscribed and sworn before me this the 31st day of July, 2006.

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My commission expires:
11/22/08

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Charlana Bolianites 1842 Reynolds Rd Nashville, TN 37217	USAA Federal Savings Bank 10750 McDeeritt Freeway San Antonio, TX 78288	135-00-153

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dorothy Lois Kinle, an unmarried person, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Charlana Bolianites, an unmarried person, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 3, as shown on the map entitled R. M. Meriwether Subdivision, of record in Plat Book 1424, page(s) 38, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to GUS KINLE AND WIFE, DOROTHY LOIS KINLEY, by deed of record in Book 1553, page 45, dated December 1, 1947, said Register's Office. The said Gus Kinle having since died.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1842 Reynolds Rd, Nashville, TN 37217.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 31st day of July, 2006.

Dorothy Lois Kinle
Dorothy Lois Kinle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dorothy Lois Kinle, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of July, 2006.

My commission expires:

11/22/08

Notary Public

