Davidson County DEEDWARR
Recvd: 11/21/06 10:50 2 pgs
Fees:13.00 Taxes:314.50

20061121-0144390

WARRANTY DEED

JOHN GLEAVES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

B-SFG-06-01721

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,000.00

Affiant

Subscribed and sworn to before me, this 14th DAY OF November, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-2470

(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
Marietta C. Mantilla	ComUnity Lending, Inc.	
1721 14th Avenue North	(NAME) 1432 North Great Neck Road, #207	081-11-0-342.00
(ADDRESS) Nashville, TN 37208	(ADDRESS) Virginia Beach, VA 23454	
(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 MAIKE SILVERMAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MARIETTA C. MANTILLA, 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 PART OF LOT NUMBER 284 ON THE PLAN OF D.T. MCGAVOCK AND OTHERS ADDITION, CALLED THE TOWN OF MCGAVOCK, OF RECORD IN BOOK 21, PAGE 41, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION. SAID LOT NUMBER 284 FRONTS 40 FEET ON THE WEST SIDE OF 14TH AVENUE NORTH AND RUNS BACK 170 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO MAIKE SILVERMAN FROM DAN SILVERMAN BY QUITCLAIM DEED DATED 11-14-00, 2006 AND FILED FOR RECORD ON 11/21, 2006 IN INSTRUMENT NUMBER 20061121-0144389 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. AND FURTHER BEING THE SAME PROPERTY CONVEYED TO DAN SILVERMAN BY WARRANTY DEED FROM CB INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, RECORDED ON THE 23RD DAY OF JUNE, 2006 IN INSTRUMENT NO. 20060623-0075097, 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 in Plat Book 21, Page 41, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1721 14th Avenue North, Nashville, Tennessee 37208
(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 14th day of November, 2006.

Maike Silverman

Dan Silverman

STATE OF Tennessee
COUNTY OF Davidson

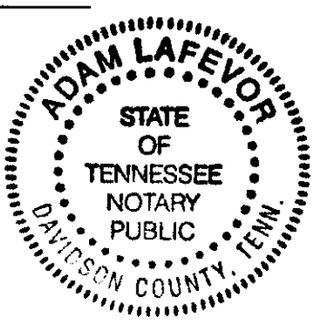
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Maike Silverman and Dan Silverman, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed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

Witness my hand and official seal, this the 14th day of November, 2006.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV 22, 2008

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