THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
103 Continental Place Ste 305
Brentwood, TN 37027

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Our File Number: 26554S

MAP/GROUP/PARCEL: 147-05-0-153.00

NEW OWNER'S NAME AND ADDRESS:
ANJONA PAL & EVERETT SPAIN NELSON
4900 BRIARWOOD DRIVE
Nashville, TN 37211

Davidson County DEEDWARR
Recvd: 01/04/07 15:04 2 pg
Fees:13.00 Taxes:728.90
20070104-0001826

SEND TAX BILLS TO:
SUNTRUST MORTGAGE INC.
201 4TH AVENUE NORTH, 7TH FLOOR
NASHVILLE, TN 37219

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, **TERESA GRUETER and CHAD GRUETER, WIFE AND HUSBAND**, hereinafter called Grantors, does hereby transfer and convey unto, **ANJONA PAL and EVERETT SPAIN NELSON, WIFE AND HUSBAND**, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 510, on the Plan of Crieve Hall Estates, Sectin 6, as shown on plat of record in Plat Book 2331 page 1 and 2, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Teresa Grueter and husband, Chad Grueter in Instrument 20030106-0001987 recorded 01/06/2003, Register's Office for Davidson County, Tennessee.

The subject property is improved property known as 4900 BRIARWOOD DRIVE, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenants with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and

representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

TERESA GRUETER

CHAD GRUETER

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, **TERESA GRUETER and CHAD GRUETER, WIFE AND HUSBAND**, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in BRENTWOOD, Tennessee on this the 29th day of December, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 11/22/10

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $197,000.00.

AFFIANT

Sworn to and subscribed before me, this the 29th day of December, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: May 24, 2010

PRISCILLA C. URBANEX
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN