WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/23/07 10:39 2 pgs
Fees:13.00 Taxes:103.60
20070123-0009146

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$28,000.00.**

Affiant

Subscribed and sworn to before me this 23 day of January, 2007.

Notary Public
My Commission expires: 9-22-07
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Apple Tree, LLC	SAME	091-02-0-078.00
1319 Venus Drive		
Nashville, Tn 37217		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Donna Lynn Hanvy**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Apple Tree, LLC**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being part of Block "B" on the Plan of Cherokee Park Subdivision, as of record in Book 161, page 75, Register's Office for Davidson County, Tennessee.

Beginning on the northerly margin of New York Avenue at a point, 150 feet East of 62nd Avenue North, formerly 21st Street, thence with the northerly margin of New York Avenue, eastwardly, thence 25 feet to a point; thence northwardly 160 feet to the southerly margin of the alley, thence with said alley westwardly 25 feet, thence southwardly 160 feet to the beginning.

Being the same property conveyed to Donna Lynn Hanvy, by deed from Citifinancial Mortgage Company, Inc. A/K/A Citifinancial Mortgage Company F/K/A Associates Financial Services of America, Inc., on June 30, 2003, of record in Instrument Number 20030714-0098136, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 161, page 75, Register's Office Davidson County, Tennessee.

This is improved property known as: **6114 New York Avenue, Nashville, TN 37209**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this January 23, 2007.

Donna Hanvy
Donna L. Hanvy

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Donna Lynn Hanvy** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this January 23, 2007

My commission expires 9-22-07

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY