Davidson County DEEDWARR
Recvd: 02/23/07 10:51 2 pg
Fees:13.00 Taxes:240.50
20070223-0022755

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $65,000.00

Affiant

Subscribed and sworn to before me, this 21st day of February, 2007.

Notary Public
My commission expires: 02/24/08

06-0702-72633

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
James E. Blunkall	New Owner	072-13-0 157.00
1103 Gleaves Glen Drive		
Mt. Juliet, TN 37122		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dianna Lee Mullins and husband, Thomas Lee Mullins, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to James E. Blunkall, a married man, hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 105, on the Plan of Revision of part of Trevecca, of record in Book 421, Page 169, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dianna Lee Mullins and husband, Thomas Lee Mullins by deed from James M. Manor and wife, Avery Lee Manor, dated October 16, 1990, recorded November 5, 1991, of record in Book 8479, Page 579, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2410 Brasher Avenue, Nashville, TN 37206

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 21st day of February, 2007.

Dianna Lee Mullins

Thomas Lee Mullins

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dianna Lee Mullins and Thomas L. Mullins, 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 in Mt. Juliet, TN, this 21st day of February, 2007.

Kathleen Tomlinson
Davidson

KATHLEEN A. TOMLINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission expires 02/24/08