THIS INSTRUMENT PREPARED BY:
Libby Brager
Heritage Title Services, LLC
8115 Isabella Ln., Ste. 5
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 04/09/07 12:09 2 pgs
Fees:13.00 Taxes:1339.03
20070409-0041716

AFTER RECORDING RETURN TO:

Robert L. Scruggs, Attorney
2525 21st Avenue South, 2nd Floor
Nashville, TN 37212

Address New Owner(s)
Donald T. Giglio and Audrey M. Giglio
5236 Ravens Glen
Nashville, TN 37211

Send Tax Bills to
American Mortgage Express Corp.
136 Gaither Drive
Mount Laurel, NJ 08054

Send Tax Bills To:
Donald T. Giglio and Audrey M. Giglio
5236 Ravens Glen
Nashville, TN 37211

Map & Parcel Nos.:
172 14 0B 249.00

WARRANTY DEED

THIS INDENTURE, made and entered into this 5th **day of** April, 2007, by and between **Gregory C. Alvord and Donna L. Alvord**, party of the first part, and **Donald T. Giglio and** wife, **Audrey M. Giglio**, party of the second part,

WITNESSETH: That for and in consideration of **THREE HUNDRED SIXTY ONE THOUSAND NINE HUNDRED AND 00/100 DOLLARS ($361,900.00)** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville, County of Davidson, State of Tennessee:

The following described property is located in the County of Davidson, State of Tennessee, to-wit:

Being Lot No. 178, on the Plan of Winfield park, Phase 2, Section 2, a Planned United Development, of record in Instr. Nos. 20030422-0052787, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gregory C. Alvord and wife Donna L. Alvord from Danco Property Investments, LLC by deed dated November 25, 2003 of record in Instrument No. 200312010172201, in the records for Davidson County, TN.

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 said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part 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.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Gregory C. Alvord

Gregory C. Alvord

Donna L. Alvord

Donna L. Alvord

STATE OF ~~TENNESSEE,~~ Texas COUNTY OF Collin

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Gregory C. Alvord and Donna L. Alvord** 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 Notarial Seal at office this 5 **day of** April, 2007

My commission expires: 9/30/2010

Notary Public

ALYSSIA WINTER
Notary Public, State of Texas
My Commission Expires
September 30, 2010

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$361,900.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me, this 5 **day of** April, 2007

PROPERTY ADDRESS:
5236 Ravens Glen
Nashville, TN 37211

ALYSSIA WINTER
Notary Public, State of Texas
My Commission Expires
September 30, 2010