PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 04/11/07 09:26 2 pgs
Fees:13.00 Taxes:817.70
20070411-0043085

W & I Ref:(___gj__) Title No: 48362
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Albert L. Whalen 7418 Bridle Drive Nashville, Tennessee 37221	Countrywide Home PO Box 10423 Van Nuys, CA 91410-0423

TAX MAP-PARCEL NUMBERS: 14202018900

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$221,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jeffrey A. Pettit and spouse, Kimberly A. Pettit**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Albert L. Whalen** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

Land in Davidson County, Tennessee, being Lot No. 192 on the Plan of Cross Timbers, Section 4 of record in Book 4175, page 54, Register's Office for said County.

Said Lot No. 192 fronts 90.00 feet on the northerly margin of Bridle Drive and extends back 214.80 feet on the easterly line and 195.68 feet on the westerly line to a broken line in the rear, measuring 66.20 feet thereon.

Being the same property conveyed to Jeffrey A. Pettit and wife, Kimberly A. Pettit by deed from Chalender H. Martina and wife, Jayne M. Martina of record in Book 8124, page 533, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2007, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 4175 Page 54, said Register's Office, which Plan shows a 40 foot minimum building setback line from Bridle Drive and a 15 foot easement for public utility and drainage purposes along the rear line(s) of said lot.

This is improved property, known as: 7418 Bridle Drive, Nashville, Tennessee 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 11th day of December, 2006.

Jeffrey A. Pettit

Kimberly A. Pettit

State of TENNESSEE
County of DAVIDSON

On this 11th day of December, 2006 , before me the undersigned authority, personally appeared Jeffrey A. Pettit and Kimberly A. Pettit , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $221,000.00

Affiant

JODY MARION HODGES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY COMMISSION EXPIRES NOV. 22, 2010

Sworn and subscribed before me this the 11th day of December, 2006

Notary Public

My Commission Expires: _____