File Box 30

Davidson County DEEDWARR
Recvd: 04/16/07 09:57 2 pg
Fees:13.00 Taxes:1665.00

20070416-0045073

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $450,000.00

Subscribed and sworn before me this the 4th day of April, 2007.

Affiant

(Affix Seal)

JENNIFER MARIE CROWELL STATE OF TENNESSEE NOTARY PUBLIC LEWIS COUNTY

Jennifer Marie Crowell
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
April 19, 2010

Notary Public

WARRANTY DEED

700198

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Joseph Green Michael Michitti
1503 Elmwood Drive
Nashville,TN 37212

Send tax bills to:
Bank of the South
551 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Map 105-13, Parcel 116

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Allison M. Griffith , An Unmarried Woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Joseph Green and Michael Michitti

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit;

Land in Davidson County, Tennessee, being the westerly 1/2 of Lot No. 77, on the Plan of Belmont Land Company's Subdivision called Belmont Heights, of record in Plat Book 421, page 34, Register's Office for Davidson County, Tennessee.
Said part of Lot No. 77 fronts 50 feet on the southerly margin of Elmwood Avenue, and extends back between parallel lines 188 feet to the northerly margin of 23 foot alley.

Being all of the property conveyed to Allison M. Griffith by Deed of record in Instrument No. 20020507-0055774; dated 5/3/02; said Register's Office.

Subject to taxes for the year 2007, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 1503 Elmwood Drive, Nashville, TN, 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unemcumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 4th day of April, 2007.

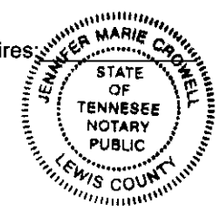
Allison M. Griffith

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Allison M. Griffith , , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 4th day of April, 2007.

My commission expires:



Jennifer Marie Crowell
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
April 19, 2010

Jennifer Marie Crowell
Notary Public