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Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

Davidson County DEEDWARR
Recvd: 04/26/07 08:39 2 pgs
Fees:13.00 Taxes:455.10
20070426-0049645

State Of Tennessee
County Of Davidson

The actual consideration or value, whichever is greater, for this transfer is $123,000.00

Affiant

Subscribed and sworn to before me this 24th day of April, 2007.

CAROL L. MCARTHUR NOTARY PUBLIC LAWRENCE COUNTY WILLIAMSON COUNTY

Notary Public
My Commission expires: July 30 2008

Address of New Owner:	**Send Tax Bills to:**	**Tax-Information**
Daniel O. Mansilla 232 East Palestine Avenue Madison TN 37115	new owner (EN)	051-08-0-220.00

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, **T & T Building Contractors, LLC**, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Daniel O. Mansilla and wife, Mabel V. Altamirano-Mansilla**, hereinafter called the Grantees, their 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. 1, on the Plan of Curtis Subdivision, Part of Lot 11 on The Map of Montague, of record in Instrument No. 20040519-0058825, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to T & T Building Contractors, LLC by deed from Herman W. Curtis, a widower, dated September 30, 2005, recorded October 5, 2005, of record in Instrument No. 20051005-0119814, 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 232 East Palestine Avenue, Madison, TN 37115

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. Grantor covenants with Grantees 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 does further covenant and bind itself, its 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.

(Remainder of page intentionally left blank)

WITNESS my hand this 24th day of April, 2007.

T & T Building Contractors, LLC

By:_____
Thomas E. Roberts, Jr.
Its: Chief Manager

State Of Tennessee
County Of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Thomas E. Roberts, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of T & T Building Contractors, LL, the within named bargainor, and that he is authorized by T & T Building Contractors, LL to execute this instrument on its behalf.

Witness my hand in Goodlettsville, TN, this 24th day of April 2007.

_____
Kelly Ann Callaghan
State of Tennessee at Large

My Commission expires: 7/19/08

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Comm. Expires