THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
103 Continental Place Ste 305
Brentwood, TN 37027

Our File Number: 27738S

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

MAP/GROUP/PARCEL: 131-02-0-A060.00

NEW OWNER'S NAME AND ADDRESS:
MICHAEL W. DULANEY & DARLENE DULANEY
2116 HOBBS ROAD UNIT J-9
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 05/02/07 14:58 2 pgs
Fees:13.00 Taxes:562.40
20070502-0052681

SEND TAX BILLS TO:
Bank of America
P. O. Box 9000
Getzville, NY 14068-9000

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged,

JONATHAN M. FINKEL and MICHELLE GRIFFITH, husband and wife, hereinafter called Grantors, does hereby transfer and convey unto, **MICHAEL W. DULANEY and DARLENE DULANEY, husband and wife**, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee, being UNIT No. J9, on the plan of the Hobbs House Condominium Apartments, according to the Master Deed of record in Book 5289, page 515 as amended in Book 5292, page 958; Book 5293, page 612 and Book 7802, page 299, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 4595, page 74 as amended in Book 5200, page 54, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jonathan M. Finkel in Instrument 20020723-0088016 recorded 7/23/2002, Register's Office for Davidson County, Tennessee.

The subject property is improved property known as 2116 HOBBS ROAD UNIT J-9, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenants with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

JONATHAN M. FINKEL

MICHELLE GRIFFITH

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, **JONATHAN M. FINKEL and MICHELLE GRIFFITH, husband and wife**, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee on this the 30th day of April, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES: MY COMMISSION EXPIRES NOV 22 2010

JULIE A. ADAMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $152,000.00.

AFFIANT

Sworn to and subscribed before me, this the 30th day of April, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

MY COMMISSION EXPIRES NOV 22 2010

JULIE A. ADAMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER