03

Realty Title
Box 48

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 07/02/07 14:51 2 pgs
Fees:13.00 Taxes:462.13
20070702-0078921

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $124,900.00

Affiant

Subscribed and sworn to before me, this 1st day of June, 2007

Notary Public
My commission expires: ~~02/22/09~~ 7/24/2010

KAREN COLBERT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

03-0706-34771

Address of New Owner:	Send Tax Bills to:	Tax Information
Michael Wayne Pruitt	First Tennessee Home Loans	128-15-B-309.00CO
309 Post Creek Road	P.O. Box 146	
Nashville TN 37221	Memphis, TN 38101	

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, Alice L. Mitchell, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Michael Wayne Pruitt, 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. 309, on the Plan of Post House-Bellevue Condominium, Phase II, shown as Exhibit "B" to the Master Deed of record in Book 6838, Page 445, amended and made applicable in Book 6846, Page 811, Book 6846, Page 816, Book 6846, Page 821, Book 8044, Page 195, Book 8047, Page 867, Book 8101, Page 562, and Book 8626, Page 588, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Alice L. Mitchell by deed from Catherine M. Chalmers, dated November 1, 2004, recorded November 3, 2004, of record in Instrument No. 20041103-0132462, 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 309 Post Creek Road, Nashville, TN 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our 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.

WITNESS my hand this 18th day of June, 2007.

Alice L. Mitchell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Alice L. Mitchell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 18th day of June, 2007.

~~Diane K. Mann~~ Karen Colbert
State of Tennessee at Large

My Commission expires ~~02/22/09~~
7/24/2010

