Davidson County DEEDWARR
Recvd: 09/26/07 10:11 2 pgs
Fees:13.00 Taxes:510.60

20070926-0114625

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $138,000.00. Affiant Subscribed and sworn to before me on this 4th day of September, 2007 Notary Public MY COMMISSION EXPIRES: 7/5/11

This Instrument Was Prepared By:
CALVARY TITLE COMPANY
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lorraine M. Garafolo	National City Bank, ISAOA	
(NAME)	(NAME)	
225 Buck Run Drive	P.O. Box 1024	Map and Parcel 122-01-0-A35.600CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Dayton, OH 45401-1024	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Philip Demaree and wife, Kathy Demaree, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Lorraine M. Garafolo, unmarried, hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land, described as follows:

Land in Davidson County, Tennessee, being Unit No. 23, on the plan of Woodland Pointe, Phase 9, according to the Master Deed of record in Instrument No. 20001011-0101044, Register's Office for Davidson County, Tennessee, and more particularly described in Instrument No. 20020725-0089575, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Philip Demaree, a married man, by Warranty Deed dated March 24, 2006, from Heather Noel Lashlee, in Instrument No. 20030714-0097996, Register's Office for Davidson County, Tennessee.

This is improved property known as 225 Buck Run Drive, Nashville, TN 37214

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, his successors and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind herself, her successors and representatives, to warrant and forever defend the title to said land to said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 4th day of September, 2007.

Philip Demaree

Kathy Demaree

STATE OF Washington

COUNTY OF King

I, Ashlee Macchi, a Notary Public of King County in the State of Washington, do hereby certify that Philip Demaree personally Kathleen Demaree appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 1 day of September, 2007.

Ashlee T. Macchi
Notary Public

Notary Public
State of Washington
ASHLEE T. MACCHI
My Appointment Expires AUG 20, 2011

My Commission Expires: 8/20/2011