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Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 10/26/07 12:22 2 pgs
Fees:13.00 Taxes:1276.50
20071026-0126789

LEE E. CRAWFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $345,000.00 .

Affiant

Subscribed and sworn to before me this 18th day of October, 2007.

Notary Public
My Commission Expires 01/26/08

07-1373

Address of New Owner:	Send Tax Bills to:	Tax Information:
John N. Moseley	SunTrust Mortgage, Inc.	131-4
1114 Woodvale Drive	201 Fourth Avenue North, 7th Floor	119.00
Nashville, TN 37204	Nashville, TN 37219	

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 considerations, the receipt of which is hereby acknowledged, we **Gregory L. Brann and wife, Rebecca M. Brann**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **John N. Moseley and wife, Suzanne M. Moseley**, hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being the easterly part of Lot No. 20 of Block 17, on the plan of College Park, as shown on record in Plat Book 843, page 29, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 20 fronts 58 feet on the northerly side of Woodvale Drive and runs back 161.2 feet on the easterly line and 162.2 feet on the westerly line to the southerly line of lot No. 5 and measures 60 feet thereon.

Being the same proeprty conveyed to Gregory L. Brann and wife, Rebecca M. Brann by deed from Owen P. McGuinness and wife, Patrice L. McGuiness, dated October 14, 1996, of record in Book 10226, Page 973, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **1114 Woodvale Drive, Nashville, TN 37204.**

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 and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; 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 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 our hands this 18th day of October, 2007.

Gregory L. Brann

Rebecca M. Brann

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Gregory L. Brann and wife, Rebecca M. Brann**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 18th day of October, 2007.

Notary Public

My Commission Expires: 01/26/08

LEE E. CRANFORD
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE