Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015

Marilyn Teolis

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF Davidson }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 26 DAY OF June 2007.

NOTARY PUBLIC

My Commission expires: 5/24/08

Address of New Owner	Send Tax Bills To:	Tax Information:
Brandon Teeftaller 3853 Whitland Ave. Nashville. TN 37205	Same Brandon Teeftaller 3853 Whitland	103-16-OF-002.00

Warranty Deed

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, **Marilyn Teolis,** hereinafter called the **Grantor**, have bargained and sold, and by these presents do transfer and convey unto **Brandon Teeftaller, a single male,** hereinafter called the **Grantee**, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit B Wilson Place on the Plan of Wilson Place of record in Plat Book 6200, page 3, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Wilson Place. a horizontal property regime established by Master Deed and By-Laws of record in Book 6268, page 296, said Register's Office.

BEING the same property conveyed to Marilyn Teolis, by deed from Ashley C. Mcanulty and wife, Mary Catherine James Mcanulty, dated 3/5/1999 and recorded 4/14/1999 at Record Book 11430, page 861, Register's Office of Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 11/07/07 10:31 2 pgs
Fees:13.00 Taxes:740.00
20071107-0131346

This is improved property generally located:
3853 Whitland Ave, Nashville, TN 37205

SUBJECT TO THE FOLLOWING:

1. 2007 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.
2. Easement, setbacks and all other matters shown on the plan of Wilson Place as shown on the plat of record in Plat Book 421, Page 183 and Plat Book 6200, Page 3 Register's Office for Davidson County, Tennessee.
3. Restrictive covenants recorded in Book 6268, page 296, Register's Office of Davidson County, Tennessee, and to which instrument reference is here made for the complete and exact terms, details and requirements thereof.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever. I do covenant with said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out therein. I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the Grantee, his 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.

IN WITNESS WHEREOF, **Marilyn Teolis,** has caused this instrument to be executed, this the 26 day of June, 2007.

Marilyn Teolis

Marilyn Teolis

STATE OF TN
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Marilyn Teolis**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that she executed the within instrument for the purposes therein contained.

This the 26 day of June 2007.

My commission Expires: 10/22/10

NOTARY PUBLIC

LEWIS BRONER MCCOY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY