RECORD AND RETURN TO:
Bosch Title, LLC
5252 Hickory Hollow Parkway
Suite 1015
Antioch, Tennessee 37013

Davidson County DEEDWARR
Recvd: 01/18/08 11:41 2 pgs
Fees:13.00 Taxes:351.50
20080118-0005911

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $95,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF JANUARY, 2008.

NOTARY PUBLIC

My commission expires:

DONNA P. MAYO
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

THIS INSTRUMENT PREPARED BY:
Bosch Title, LLC, 5252 Hickory Hollow Parkway, Suite 1015, Antioch, Tennessee 37013

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BAZO FELDER 3505 Rainwood Drive Nashville, Tennessee 37207	Same as new owner	MAP 050.10-0-C-335.00CO

FOR AND IN CONSIDERATION of the sum of NINETY FIVE THOUSAND AND NO/100 ($95,000.00) DOLLARS, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **MISTI FELIECE BRAGG, an unmarried person,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto **BAZO FELDER, unmarried,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 65, on the Plan of Chesapeake Homes, Section 6, Phase 1, said Plan being of record at Instrument Number 20011026-0117230, in said Register's Office, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Misti Feliece Bragg, an unmarried person by Special Warranty Deed dated August 15, 2002 from Nashville Area Habitat for Humanity, Inc., a Tennessee non-profit corporation, of record in Instrument No. 20020903-0105916, Register's Office for Davidson County, Tennessee.
>
> This is improved property known and designated as 3505 Rainwood Drive, Nashville, Tennessee 37207.
>
> This conveyance is made subject to all matters shown on plat of record in Instrument Number 20011026-0117230; to any and all restrictive covenants and/or easements of record; all of the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that she is lawfully seized and possessed of said real estate; that she has a good right to convey the same; and that it is unencumbered except by lien of the 2008 property taxes, which taxes are being prorated between the parties and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenant and bind herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS MY HAND, this the 11th day of January, 2008.

MISTI FELIECE BRAGG

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Misti Feliece Bragg, 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.

WITNESS my hand and seal, this the 11th day of January, 2008.

Notary Public

My commission expires: 9/25/10

JANE GRAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.