07-12-030

THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Davidson
Bankers Title & Escrow Corp. 5107 Maryland Way, Ste. 115 Brentwood, TN 37027	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 145,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF January, 2008. Notary Public MY COMMISSION EXPIRES: 1/3/11 (AFFIX SEAL)

DEE FILES KENNEDY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tyrus Brando	NEW OWNER	MAP 062-020-A
3237 Cain Harbor Drive		PARCEL 264.00 CO
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Matthew Gletner and wife, Stacey Gletner**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tyrus Brando , as a single man**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 256 on the Plan of Final Plat of River Trace Estates, Phase 1, Section 4 and 5 of record in Plat Book 9700, page 409, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Matthew Gletner and wife, Stacey Gletner by deed from Margarita A. Bercilla and Henry C. Bercilla of record in Instrument No. 20040629-0076997, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Davidson County DEEDWARR
Recvd: 01/18/08 13:56 2 pgs
Fees:13.00 Taxes:536.50
20080118-0005984

This is () UNIMPROVED
(X) IMPROVED property known as **3237 Cain Harbor Drive, Nashville, TN 37214.**

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 hand(s) this the 16 day of January, 2008.

Matthew Gletner

Stacey Gletner

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 **Matthew Gletner** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 16 day of January, 2008.

My Commission expires 1-26-09

Notary Public

JAMES A. NOTARY PUELIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TN

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Stacey Gletner** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 16 day of January, 2008.

My Commission expires 1-26-09

Notary Public

I the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Kris Morss

State pf Tennessee
County of Davidson

Personally appeared before me, the undersigned a Notary Public for this county and state, Kris Morss who acknowledges that this certification of and electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 01/3/11

Notary Public

MICHELE KENNEDY NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON