(1) Box 56

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 08040334** After recording return to: **Bell & Alexander Title Services, Inc.** **4300 Sidco Drive, Suite 201** **Nashville, TN 37204**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $325,000.00. June Ballard Affiant Subscribed and sworn to before me, this 2nd day of May, 2008. Notary Public My Commission Expires: DAVE ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Comm. Expires 11/12/2008

WARRANTY DEED

Address New Owner: Stephen Schweidel and Suzanne Schweidel 706 Clearview Drive Nashville TN 37205	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 116-4-99.00

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 of which is hereby acknowledged, **James M. Hundley, married** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Stephen Schweidel and wife, Suzanne Schweidel** ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 46 ON THE PLAN OF CLEARVIEW OF RECORD IN PLAT BOOK 843, PAGE 8, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 46 FRONTS 75 FEET ON THE EASTERLY MARGIN OF CLEARVIEW DRIVE AND EXTENDS BACK 125.5 FEET ON THE NORTHERLY LINE AND 96 FEET ON THE SOUTHERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 85 FEET THEREON. BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM CHRISTY IVEY, TRUSTEE TO JAMES M. HUNDLEY AS RECORDED ON THE 1ST DAY OF FEBRUARY, 2005 IN INSTRUMENT NO. 20050201-0011862; WARRANTY DEED FROM CHRISTIE L. STEVENS, UNMARRIED TO CHRISTY IVEY, TRUSTEE AS RECORDED ON THE 1ST DAY OF FEBRUARY, 2005 IN INSTRUMENT NO. 20050201-0011861 AND WARRANTY DEED FROM ROBERT W. WEBER AND SPOUSE, CONSTANCE J. WEBER TO CHRISTIE L. STEVENS, UNMARRIED AS RECORDED ON THE 1ST DAY OF NOVEMBER, 1996 IN BOOK 10245, PAGE 806, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property located at 706 Clearview Drive Nashville TN 37205.

The said property has never been the marital residence of the Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 05/07/08 15:56 2 pg
Fees:13.00 Taxes:1202.50
20080507-0047353

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of May, 2008.

James M. Hundley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, James M. Hundley, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of May, 2008.

Notary Public

My Commission Expires: My Commission Expires April 17, 2010

JAMES ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY