State of Tennessee
County of Davidson

Notary Seal present,
but could not be reproduced

This actual consideration or value – whichever is greater- is **$ 87,800.00**

Affiant

Subscribed and sworn before me this the **14th Day of May, 2008.**

SUSAN MAGNUSON Notary Public At Large RUTHERFORD COUNTY

Bill Garrett
Davidson County Register of Deeds

Notary Public
My Commission Expires: 7/16/11

Warranty Deed

Instrument prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Boulevard Suite 700
Lavergne, TN 37086

Address of New Owner(s)	Improved Property known as:	Send tax bills to:
Mitchell A. Hansen	**1249 Sunnymeade Drive**	**US Bank Home Mortgage**
1249 Sunnymeade Drive	**Nashville, Tennessee 37216**	**9321 Olive Boulevard**
Nashville, Tennessee 37216		**St. Louis, Mo 63132**

Map 61-16 Parcel 256

For and in consideration of the sum of Ten Dollars, Cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged

STEVEN LYNN BOZARTH

Hereinafter called the Grantors(s), have this day bargained and sold, and by these presents do hereby transfer and convey unto

MITCHELL A. HANSEN, UNMARRIED

Hereinafter called the Grantee(s) their successors and assigns, a certain parcel of land together with all tenements, hereditaments and appurtenances thereto located in **DAVIDSON** COUNTY, TENNESSEE, more particularly described as follows:

Being Lot No. 61, on Block D. Resubdivision of Sunnymeade Unit No. 1 as of record in Book 974, pages 56 & 57, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Steven Lynn Bozarth, a single person, now married by Warranty Deed from Robert L. Mosley, a single person of record in 8227, page 842, Register's Office for Davidson County, Tennessee dated October 26, 1990.

Subject to all matters of record in Plat Book 974, page 56, and 57, Register's Office for Davidson County, Tennessee.

Subject to Sanitary Sewer and/or Strom Drainage Easement of record in Book 4097, page 194, Register's Office for Davidson County, Tennessee.

Subject to any easement and/or restriction of record in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estates, title and interest thereto belonging to the said Grantee(s), their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), their successors, heirs and assigns against the lawful claims o fall persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders

Davidson County DEEDWARR
Recvd: 05/23/08 08:28 2 pgs
Fees:13.00 Taxes:324.86
20080523-0052815

Executed this 14th Day of May, 2008

Steven Lynn Bozarth

Steven Lynn Bozarth

STATE OF Tennessee

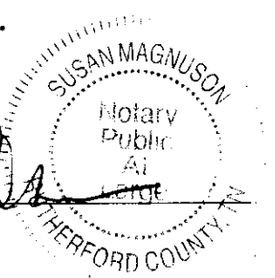
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public, in and for said County and State,

Steven Lynn Bozarth

, the within named Grantor, with whom I am personally acquainted or who proved to me based upon satisfactory information and who acknowledged that **he** executed the within instrument for the purposes contained.

Witness my hand and official seal this 14th **day of May, 2008.**



My Commission Expires: 7/16/11

Notary Public

Notary Seal present,
but could not be reproduced.

Bill Garrett

Bill Garrett
Davidson County Register of Deeds