THIS INSTRUMENT WAS PREPARED BY:

H. Anthony Duncan
Attorney at Law
Nashville Bank & Trust Bldg.
4525 Harding Rd., Ste. 200
Nashville, TN 37205

RETURN TO:

Wagon Wheel Title
202 South 11th Street
Nashville, TN 37206

Davidson County DEEDWARR
Recvd: 05/23/08 10:42 2 pg:
Fees:13.00 Taxes:584.60

20080523-0053006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,000.00.

Carmen Coats
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public, this 20th day of May, 2008.

Notary Public
My Commission Expires: 11-22-10

WARRANTY DEED

ADDRESS OF NEW OWNER(S):
Michele R. Etling
6952 Highway 70 S., #110
Nashville, TN 37221

SEND TAX BILLS TO:
SunTrust Mortgage, Inc.
401 Commerce St., Ste. 6100
Nashville, TN 37219

MAP-PARCEL NUMBERS:
143-01-0C-010.00CO

KNOW ALL MEN BY THESE PRESENTS that I, **Manicia Weaver, Trustee of the M.W. Revocable Living Trust Agreement dated November 23, 2005**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever quitclaim unto **Michele R. Etling, unmarried**, her heirs and assigns, my entire right, title and interest in and to a certain tract and/or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot 110 on the Plan of First Revision Horizontal Property Regime Common Element Plat of West Port Landing Condominiums of record in Instrument Number 20040310-0027295, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Manicia Weaver, Trustee of the M.W. Revocable Living Trust Agreement Dated November 23, 2005, by Warranty Deed from Corinthian Custom Homes, Inc., of record as Instrument No. 20051129-0143314, Register's Office for Davidson County, Tennessee.

This is improved property known as: **6952 Highway 70 S., #110, Nashville, TN 37221**.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING: Any and all visible easement on or across the property; rights or claims of parties in possession not shown by the public records; encroachments, overlaps, boundary line disputes, or other matters which would be disclosed

by an accurate survey or inspection of the premises; owners' association assessments or fees for subsequent years, if applicable, a lien not yet due and payable; county and/or city taxes for subsequent years, a lien not yet due and payable; and any matter of public record. Said taxes have been prorated between the parties as of the date of this instrument, with the **GRANTOR** paying their prorata share thereof to **GRANTEE** who will be responsible for payment of said taxes.

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**, her heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, her 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 my hand this 20th day of May, 2008.

The M.W. Revocable Living Trust Agreement dated November 23, 2005

By: _____ trustee
Its: _____

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 **Manicia Weaver, Trustee**, the bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 20th day of May, 2008.

Natasha Bilbrey
Notary Public

My Commission Expires: 6/20/11

