WARRANTY DEED

G-CLR-08-1815

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Robertson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,000.00

Jennifer Quinn
Affiant

Subscribed and sworn to before me, this 13th DAY OF June, 2008.

Pamela S. Maurer
Notary Public

MY COMMISSION EXPIRES: 1/12/10
(AFFIX SEAL)

PAMELA S. MAURER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO;	MAP/PARCEL NUMBERS
Kyle Conley	New Owner	
1815 Union Hill Road	(NAME)	
(ADDRESS)	(ADDRESS)	
Goodletsville, TN 37072		17-212.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we ANTHONY FACELLO, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KYLE CONLEY, AN UNMARRIED MAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING TRACT NO. 3 ON THE PLAN OF THE SUBDIVISION OF C.E. SPENCER PROPERTY OF RECORD IN PLAT BOOK 4595, PAGE 199, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ANTHONY FACELLO, UNMARRIED BY SPECIAL WARRANTY DEED FROM ONYX REAL ESTATE, INC., RECORDED ON THE 6TH DAY OF NOVEMBER, 2007 IN INSTRUMENT NO. 20071106-0130916, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY,
TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 1815 Union Hill Road, Goodletsville, Tennessee 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Davidson County DEEDWARR
Recvd: 06/19/08 09:58 2 pgs
Fees:13.00 Taxes:580.90
20080619-0063110

Witness my/our hand(s) this 11th day of June, 2008.

Anthony Facello

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Anthony Facello, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th day of June, 2008.

Notary Public

My Commission Expires: 11/17/08

(SEAL)

STATE OF TENNESSEE NOTARY PUBLIC
ADMINISTRATOR
DAVIDSON COUNTY, TN

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903