THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***229,900.00.

Kristina Wilson
Affiant

Subscribed and sworn to before me this 27 day of June, 2008.

Mitchell A. Watts
Notary Public

My Commission Expires: 9-30-09

Davidson County DEEDWARR
Recvd: 06/30/08 12:47 2 pgs
Fees:13.00 Taxes:850.63
20080630-0067135

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Kristina Wilson 7945 Boone Trace Nashville, Tennessee 37221	Bank of America 900 W. Trade Street Charlotte, North Carolina 28255	MAP 126-15-0 A PARCEL 125.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Nine Thousand Nine Hundred and 00/100 Dollars ($***229,900.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Charles E. Gill, Jr. And wife, Lisa H. Gill, (hereinafter called the "GRANTORS"), have bargained and sold, and by these presents do transfer and convey unto Kristina Wilson and husband Javier Zayas-Bazan, (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:

BEING Lot No. 264 on the Plan of Section Two, Boone Trace at Biltmore, of record in Plat Book 9700, pages 316 and 317, amended in Book 10995, page 618, 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 Charles E. Gill, Jr. and wife, Lisa H. Gill, by deed dated August 29, 1997, from Fox Ridge Homes, Inc., of record in Book 10596, page 57, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 7945 Boone Trace, Nashville, Tennessee 37221

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.

GRANTORS COVENANT with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantees herein.

2. Matters, if any, shown on the Plan of Section Two, Boone Trace at Biltmore, of record in Plat Book 9700, pages 316 and 317, amended in Book 10995, page 618, in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTORS FURTHER COVENANT and bind themselves, their 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.

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

IN WITNESS WHEREOF we have hereunto set our hands on this the 27 day of June, 2008.

Charles E. Gill, Jr.

Lisa H. Gill

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 Charles E. Gill, Jr. and Lisa H. Gill, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27 day of June, 2008.

Notary Public

My Commission Expires: 9.30.09

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY