#21477-3

BOX 14-A

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is $265,000.00. Affiant Subscribed and sworn to before me, this the 30th day of June, 2008. Notary Public My commission expires: 10/7/09 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows: Joseph S. Sansone, III Jennifer T. Sansone	Send Tax Bills To: NEW OWNERS	Map-Parcel Numbers Map 103-04, Parcel 135
145 42nd Avenue North		
Nashville, TN 37209		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Polly Schlitz, Trustee of the Polly Schlitz Revocable Living Trust dated January 31, 2006

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Joseph S. Sansone, III and Jennifer T. Sansone, husband and wife

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:

Land in Davidson County, Tennessee, being Lot No. 2, on the Plan of Resubdivision of Lot One, West End Annex, of record in Plat Book 6200, page 246, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Polly Schlitz, by Deed from Brady E. Martin and spouse, Catherine S. Martin, of record in Instrument No. 20061128-0146825, and corrected by Scrivener's Affidavit of record in Instrument No. 20070328-0037157 and further conveyed to Polly Schlitz Revocable Living Trust dated January 31, 2006, by Quitclaim Deed from Polly Schlitz, of record in Instrument No. 20070309-0029579 and corrected by Scrivener's Affidavit of record in Instrument No. 20070328-0037159, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is Improved (_X_) Unimproved (____) property, known as: **145 42nd Avenue North, Nashville, TN 37209**

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; and we do covenant with the said GRANTEES 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 GRANTEES, 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.

Witness my/our hand(s) this 30th day of June, 2008.

Polly Schlitz, Trustee

Davidson County DEEDWARR
Recvd: 07/01/08 08:41 2 pgs
Fees:13.00 Taxes:980.50

20080701-0067475

STATE OF Arizona)
COUNTY OF Pima)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Polly Schlitz, Trustee,** the bargainor, 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 at Green Valley (CITY), Arizona (STATE), this 26 day of **June, 2008.**

Notary Public

My Commission Expires: Feb 14, 2009

LAURA MICHELLE RAMIREZ
Notary Public - Arizona
Pima County
My Commission Expires
February 14, 2009