THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
213 Ward Circle
Brentwood, TN 37027
Telephone: 615-661-8099
File No. 08-1794

Property Address: 919 Lischey Avenue, Nashville, TN 37207

Davidson County DEEDWARR
Recvd: 09/16/08 10:41 2 pgs
Fees:13.00 Taxes:724.16
20080916-0094619

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Christian Properties, Inc.**, existing under the laws of State of Tennessee, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto **John Michael Weatherly, unmarried** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson**, State of Tennessee, to-wit:

Being Lot No. 9 on the Plan of Sharp and Crutchers Addition to East Nashville, as of record in Book 57 page 82 Register's office for Davidson County, Tennessee. Said Lot No. 9 fronts 50 feet on the easterly side of Lischey Avenue or North Fourth Street and extends back between parallel lines 165 feet to an alley.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any. Subject to all matters set forth in the plan of record in Plat Book 57, Page 82, Register's Office for Davidson County, Tennessee.

AND BEING THE SAME premises conveyed to Grantor by virtue of a warranty deed from Rosylyn Clemens Unmarried, dated January 31, 2008, and recorded February 12, 2008, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20080212-0013994.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors, successors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2008 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

And furthermore, the said Grantor does by these presents bind itself and it's successors to warrant and defend the above granted and bargained premises to the said Grantee, his successors and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $195,720.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantor's hand this 12th day of September, 2008.

CHRISTIAN PROPERTIES, INC.

By: Van E. Christian, II, President

By: _____

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 12th day of September, 2008, before me, Spencer R. Talbott, the undersigned officer, personally appeared Van E. Christian, II of Christian Properties, Inc., and being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the Corporation by himself/herself as President.

Notary Public
My Commission expires: 1-23-2011

Grantee's Name, Address, Phone:
John Michael Weatherly
919 Lischey Avenue
Nashville, TN 37207

Map and Parcel No: 082-03-0-468.00

Send Tax Bills To:
CityLife Lending Group
8480 Stagecoach Circle
Frederick, MD 21701

Notary Seal present,
but could not be reproduced.
Bill Garrett
Davidson County Register of Deeds

State of:
County of:

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $195,720.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 12 day of September, 2008

Notary

My Commission Expires: 1-23-2011

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Seal present,
but could not be reproduced.
Bill Garrett
Davidson County Register of Deeds