WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/11/09 10:58 3 pgs
Fees:18.00 Taxes:255.30
20091211-0113282

R-RLS-09-0923

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Affiant

Subscribed and sworn to before me, this 9th DAY OF December, 2009.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

TIFFANY R. ADDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4, 2013

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
Myetta N. Mansfield	Mortgage Investors Group (NAME)	
923 Strand Fleet Drive (ADDRESS)	8320 E. Walker Springs Ln (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Knoxville, TN 37923 (CITY) (STATE) (ZIP)	149-2B-150.00CO

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 STEPHEN TALLEY, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MYETTA N. MANSFIELD, unmarried, 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 LOT 182-B ON THE PLAN OF ZONE LOT DIVISION OF LOTS 181 THRU 186, 192, AND 196 THRU 202, PICCADILLY SQUARE, PHASE II, OF RECORD IN PLAN BOOK 6900, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, FOR WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAME.

BEING THE SAME PROPERTY CONVEYED TO STEPHEN TALLEY BY WARRANTY DEED FROM MICHAEL Y. WATROUS, UNMARRIED, RECORDED ON THE 5TH DAY OF MARCH, 2002 IN INSTRUMENT NO. 20020305-0027367, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES; B) INSTRUMENTS OF RECORD IN 6250, PAGE(S) 92, 93 AND 94; PLAT BOOK 6900, PAGE 14; BOOK 6236, PAGE 683; BOOK 6300, PAGE 409; BOOK 6306, PAGE 833; BOOK 6496, PAGE 100; BOOK 6496, PAGE 107; BOOK 6236, PAGE 708; BOOK 6295, PAGE 572; BOOK 6295, PAGE 580; BOOK 6295, PAGE 588; BOOK 6300, PAGE 431; BOOK 6236, PAGE 703; BOOK 6295, PAGE 548; BOOK 6295, PAGE 556; BOOK 6295, PAGE 564; AND BOOK 6300, PAGE 423; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 923 Strand Fleet Drive, Antioch, Tennessee 37013
(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.

Witness my/our hand(s) this 9th day of December, 2009.

Stephen Talley

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephen Talley, 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 9th day of December, 2009.

Notary Public

My Commission Expires: 7-21-10

(SEAL)

JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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

PINNACLE
Title & Escrow, LLC

2109 Buena Vista Pike Nashville, TN 37218 / (615) 256-3353 office/ (615) 256-3331 fax

I, Rachel L. Bell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Tiffany R. Addison, a notary public for this county and state, Rachel L. Bell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES:_____

TIFFANY R. ADDISON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires MAR. 4, 2013