BOX 10-B

BILL GARRETT, Davidson County
Trans: T20100039505 DEEDWARR
Recvd: 06/29/10 10:58 2 pgs
Fees: 13.00 Taxes: 453.25

20100629-0050631

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28th DAY OF JUNE, 2010.

Notary Public

MY COMMISSION EXPIRES: AUGUST 23, 2011

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT P. FLETCHER, ET UX	**SAME**	**084-16-0-034.00**
(NAME) **P. O. BOX 159**	(NAME)	
(ADDRESS) **LAGRANGE, KY 40031**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

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, VICTOR MARK CONSULO A/K/A VICTOR M. CONSULO AND WIFE, APRIL MICHELLE CONSULO,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT P. FLETCHER AND WIFE, VIRGINIA J. FLETCHER,** 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. 4 on the Map of Hargis Heights as of record in Plat Book 974, page 82, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Victor Mark Consulo and wife, April Michelle Consulo, by deed from Michael E. Collins of record in Instrument No. 20040209-0015237, dated February 6, 2004, Register's Office for Davidson County, Tennessee.

This conveyance is subject any and all easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

April M. Consulo, April Consulo and April Michelle Consulo are one and the same person.
Victor M. Consulo and Victor Mark Consulo are one and the same person.

Unimproved ( )
This is improved(X) property, known as **2569 STINSON ROAD, NASHVILLE, TN 37214**
(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 GRANTEES, their heirs 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 our hands this 28th day of June, 2010.

VICTOR M. CONSULO

APRIL MICHELLE CONSULO

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 **Victor M. Consulo and April Michelle Consulo**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th DAY OF **JUNE, 2010**.

My commission expires: **AUGUST 23, 2011**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Notary Public