BILL GARRETT, Davidson County
Trans:T20100077458 DEEDWARR
Recvd: 12/08/10 14:55 2 pgs
Fees:13.00 Taxes:1119.62
20101208-0097841

Warranty Deed

J. BRANDON MILLER NOTARY PUBLIC STATE OF TENNESSEE EXP. SEPT. 9, 2014 DAVIDSON COUNTY	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $302,600.00. Affiant Subscribed and sworn to before me, this the 7th day of December, 2010. Notary Public My commission expires: 9-9-2014

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Chris A. Gwaltney Gwen A. Gwaltney	Citylife Lending Group LLC	Map: 83-2
1210 Chapel Ave	121 Suburban Road, 1st Floor	Parcel: 342
Nashville, TN 37206	Knoxville, TN 37923-5588	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **WOODLAND STREET PARTNERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHRIS A. GWALTNEY AND GWEN A. GWALTNEY, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 a part of Lot No. 6 on the Plan of H.M. Doak's Subdivision of record in Instrument Number 20040823-0101509, 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 Woodland Street Partners, LLC by deed from Equity Trust Company, Custodian FBO Edward W. Meek IRA #30220 of record as Instrument No. 20100908-0071536, in the Register's Office for Davidson County, Tennessee, dated September 1, 2010.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1210 Chapel Ave, Nashville, TN 37206.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 7th day of December, 2010.

Woodland Street Partners, LLC

By: _____
Name: Zachary K. Thomas
Title: President/Member

By: _____
Name: Brett M. Diaz
Title: Secretary/Treasurer/Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Zachary K. Thomas, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a President/Member of Woodland Street Partners, LLC, a Tennessee Limited Liability Company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 7th day of December, 2010.

_____
Notary Public

My Commission Expires:

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Brett M. Diaz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a Secretary/Treasurer/Member of Woodland Street Partners, LLC, a Tennessee Limited Liability Company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 7th day of December, 2010.

_____
Notary Public

My Commission Expires:

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY