THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, ATTORNEY AT LAW
c/o 10 Cadillac Drive, Ste. 150
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20110011822 DEEDWARR
Recvd: 02/28/11 08:32 2 pgs
Fees:13.00 Taxes:902.80
20110228-0015765

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Robert M. Lenchis 5601 Traceside Drive Nashville, Tennessee 37221	Churchill Mortgage Corp. 761 Old Hickory Blvd., Suite 401 Brentwood, TN 37027	155-16-A-101 CO

For and in consideration of the sum of Ten Dollars, cash paid in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, **PAULA GILLES FISCHER [formerly known as PAULA L. GILLES]**, hereinafter called the Grantor, have bargained and sold, and by these presents do hereby transfer and convey unto **ROBERT M. LENCHIS**, hereinafter called the Grantee, his heirs and assigns, all of my right, title, and interest in and to the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 256 on the Plan of Traceside, Section Four, of record in Book 9700, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being the same property conveyed to John M. Gilles, Sr. and wife, Paula L. Gilles by Warranty Deed from 2728 Holding Corporation, a Nevada Corporation, f/k/a Centex Real Estate of record in Book 10199, page 634, dated 9/16/1996, Register's Office for Davidson County, Tennessee. John M. Gilles, Sr. is now deceased leaving Paula L. Gilles as the surviving tenant by the entirety. Paula L. Gilles is now remarried, and is now known as Paula Gilles Fischer. However, this property has never been the marital residence during the time that Ms. Fischer has been remarried, and so no rights by way of marriage have attached to this property which would require the participation of Mrs. Fischer's current husband in this instrument.

This is improved property known as **5601 Traceside Drive, Nashville, Tennessee 37221** .

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, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 hand this **23rd** day of **February, 2011**:

Paula Gilles Fischer

Paula Gilles Fischer [formerly known as Paula L. Gilles]

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Paula Gilles Fischer**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 23rd day of February, 2011:

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: 4/13/14

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $244,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 23rd DAY OF FEBRUARY, 2011:

Notary Public

My Commission Expires: 6/3/14

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON