NEW OWNER:

Frank Lewis Thomasson, IV
4111 Idaho Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
NEW OWNER

Map 103
Group 04-0
Parcel 276.00

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
125 North Castle Heights Ave, Ste. B
Lebanon, TN 37087
FILE NO: 11-0151A

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20110024797 DEEDWARR
Recvd: 04/27/11 14:03 3 pgs
Fees:18.00 Taxes:503.20
20110427-0032300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Thirty-Six Thousand and 00/100 Dollars ($136,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **Margarida Azevedo-Weaver,** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **Frank Lewis Thomasson, IV,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee being Lot No. 22 on the Plan of Charlotte Avenue Church of Christ Addition of record in Plat Book 547, Page 199, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to John E. Weaver and Margarida Azevedo-Weaver to create an Estate by the Entireties, by quitclaim deed from John E. Weaver, dated August 11, 2004, and of record in Record Book 20040818-0099992, Register's Office for Davidson County, Tennessee. For further reference, see deeds of record in Book 7920, Page 371; Book 1756, Page 433 and the Estate of John E. Weaver File #04P-1690.

This is IMPROVED property known as 4111 Idaho Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 22nd day of April, 2011.

MARGARIDA AZEVEDO-WEAVER

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, MARGARIDA AZEVEDO-WEAVER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument.

WITNESS my hand and official seal at office this 22nd day of April, 2011.

NOTARY PUBLIC

My commission expires: 09/30/2013

CAROLYN M. CHRISTOFFERSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$136,000.00** .

AFFIANT

Sworn to and subscribed to before me this 22nd day of April, 2011.

NOTARY PUBLIC

My commission expires: 09/30/2013

CAROLYN M. CHRISTOFFERSEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY