THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11040320** WILLIAM T. CHAPMAN, IV STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY **My Commission Expires September 9, 2014**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $250,100.00. Affiant Subscribed and sworn to before me, this 10th day of May, 2011. Notary Public My Commission Expires: _____

WARRANTY DEED

Address New Owner: James P. Mitchell 4900 Lambert Dr Nashville TN 37220	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 14603003100

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **L. Gino Marchetti, Jr., Trustee** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **James P. Mitchell, unmarried** ("Grantees"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 1, 3RD ADDITION, CREIGHTON MEADOWS, as shown on plat of record in Plat Book 3500, Page 115, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from Hope Clinic for Women to L. Gino Marchetti, Jr., Trustee as recorded on the 5th day of May, 2009 in Instrument No. 20090505-0041051; Quitclaim Deed from Fred Ripley, Trustee to Hope Clinic for Women as recorded on the 5th day of January, 2009 in Instrument No. 20090105-0000977; Quitclaim Deed from Hope Clinic for Women to Fred Ripley, Trustee as recorded on the 21st day of February, 2008 in Instrument No. 20080221-0016820 and Warranty Deed from William H. Halbert Jr., Trustee of the William H. Halbert, Jr. Revocable Living Trust and Barbara L. Halbert, Trustee of the Barbara L. Halbert Revocable Living Trust to Hope Clinic for Women, a Tennessee corporation as recorded on the 3rd day of August, 2007 in Instrument No. 20070803-0092662, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2011 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of 3RD ADDITION, CREIGHTON MEADOWS, as recorded in Plat Book 3500, Page(s) 115.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 4900 Lambert Dr Nashville TN 37220.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

BILL GARRETT, Davidson County
Trans:T20110028173 DEEDWARR
Recvd: 05/11/11 13:53 2 pgs
Fees:13.00 Taxes:925.37
20110511-0036251

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of May, 2011.

L. Gino Marchetti, Jr., Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, L. Gino Marchetti, Jr., Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of May, 2011.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014