THIS INSTRUMENT WAS PREPARED BY Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203 BOX 50-B PREPARED BY: RETURN TO: BANKERS TITLE & ESCROW CORP. 3310 WEST END AVE. NASHVILLE, TN 37203	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $202,800.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY July 2011 Notary Public MY COMMISSION EXPIRES: May 8, 2012 (AFFIX SEAL)

PRISCILLA C. URBANSKY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chad Ellis	New Owner	MAP 131-3-C
4400 Belmont Park Terrace #167		PARCEL 167
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **I, Russell B. Porter unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Chad Ellis and wife, Joyce Ellis**

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 Building Site No. 167 on the plan of Section Five, Arden Place, of record in Book 4955, page 41, Registers office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Russell Bright Porter, a single person, by Personal Representative's Deed from Martha Sherman Underwood, Personal Representative of the Estate of William Todd Porter, appointed by the Seventh Circuit Court for Davidson County, Probate Division, No. 10P-793, as of record in Instrument NO. 20110712-0053110, Registers office for Davidson County, Tennessee, dated November 22, 2010.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is ( ) UNIMPROVED

(X) IMPROVED property known as **4400 Belmont Park Terrace #167, Nashville, TN 37205.**

BILL GARRETT, Davidson County
Trans:T20110045573 DEEDWARR
Recvd: 07/27/11 14:39 2 pgs
Fees:13.00 Taxes:750.36
20110727-0057567

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 and 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 _____ hand( ) this the 25th day of July, 2011.

Russell B. Porter

STATE OF ~~TENNESSEE~~ IDAHO
COUNTY OF Blaine

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Russell B. Porter** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 25th day of July, 2011.

My Commission expires: 08/27/2014

Notary Public

ISAAC CHILCOTE
NOTARY PUBLIC
STATE OF IDAHO

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 25th day of July, 2011.

My Commission expires: _____

Notary Public