BILL GARRETT, Davidson County
Trans:T20110054612 DEEDWARR
Recvd: 09/02/11 13:21 2 pgs
Fees:13.00 Taxes:814.00
20110902-0068347

Return to:
Belle Meade Title & Escrow Company
109 Kenner Avenue, Ste 201
Nashville, TN 37205
Box # 26B

#11-08-14017

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Dale W. Bunnell P.O. Box 78339 Nashville, TN 37207	NEW OWNER	Map 072-16-0- Parcel 304.00
This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, TN 37205		

WARRANTY D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Christopher R. Choate, unmarried,** (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto **Dale W. Bunnell, unmarried,** (The "Grantee"), Grantee's heirs, and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 2, on the Final Plat "First Revision" of Seymore Gerregano Lot, Sherwood First Addition, of record in Instrument No. 20060621-0074018, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Christopher R. Choate, unmarried by warranty deed from Equity Trust Co. Custodian FBO, Edward W. Meek IRA 50% undivided interest and Edward W. Meek 50% undivided interest, recorded on the 7th day of December, 2007 in Instrument No. 20071207-0141696, said Register's Office.

This conveyance is subject to the following:

1. Taxes for the year 2011and subsequent years.
2. Deed of Trust to F & M Bank in the original amount of $195,799.65 of record in Instrument No. 20100202-0008271, corrected in Instrument No. 20100312-0018933, said Register's Office
3. Any and all matters appearing on the Plan of record in Instrument No. 20060621-0074018, said Register's Office.

This is improved real property commonly known as: **1824 Tammany Drive, Nashville, TN 37216.**

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON))
(
(The actual consideration or value, whichever is greater
(for this transfer is $220,000.00
(

Affiant

Notary Public

My commission expires:

ROBERT JOHN NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013

TO HAVE AND TO HOLD the said real property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 30th day of August, 2011.

Christopher R. Choate

Before me, the undersigned of the state and county mentioned, personally appeared Christopher R. Choate with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that HE execute the foregoing instrument.

Witness my hand and seal, at office in Nashville, Tennessee this 30th day of August, 2011.

Notary Public

My commission expires:

ROBERT JOHN NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013