(3)

THIS INSTRUMENT PREPARED BY:
CHAFFIN, BURNSED & BLACKBURN, PLLC
THE FRIDRICH BUILDING, 1ST FLOOR
2909 POSTON AVENUE
NASHVILLE, TN 37203
(615) 460-7478

BILL GARRETT, Davidson County
Trans:T20110056433 DEEDWARR
Recvd: 09/12/11 13:18 2 pgs
Fees:13.00 Taxes:865.80
20110912-0070620

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~ Williamson)

Tax Map: 083-14-0-123.00

The actual consideration or value, whichever is greater, for this transfer is $234,000.00.

Catherine Ragsdale
Affiant

Subscribed and sworn to before me this the 9th day of September, 2011.

My Commission Expires: 6/24/13

Tracy Herron
Notary Public

TRACEY HERRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:

Gina Emmanuel
1609 Fatherland Street
Nashville, Tennessee 37206

SEND TAX BILLS TO:

Regions Bank
2050 Parkway Circle
Birmingham AL 35244

WARRANTY DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantees," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **Jeffrey M. Casella and Letha L. Boling (now known as Letha Laret Boling Casella), husband and wife** (hereinafter, collectively the "Grantors"), have bargained and sold, and do by these presents transfer and convey, unto **Gina A. Emmanuel and Jared Whitson, wife and husband** (hereinafter, collectively the "Grantees"), a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Subdivision of Lindsley's Chadwell Tract of record in Plan Book 2, page 24, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jeffrey M. Casella and Letha L. Boling, unmarried persons as joint tenants with right of survivorship by deed from David Tapscott, unmarried, of record in Book 9660, page 531, Register's Office for Davidson County, Tennessee, dated April 28, 1995. The said Jeffrey M. Casella and Letha L. Boling are now married, and Letha L. Boling is now known as Letha Laret Boling Casella.

BEING improved property known as 1609 Fatherland Street, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantees," their heirs and/or assigns forever; and "Grantors" do covenant with the said "Grantees" that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein as follows:

1. Davidson County Real Property Taxes for the year 2011 and subsequent years. Tax Parcel No. 083-14-0-123.00.

2. All matters shown on the Plan of record in Book 2, page 24, Register's Office for Davidson County, Tennessee.

Grantors further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantors have caused their names to be affixed hereto on this the 8th day of August, 2011.

JEFFREY M. CASELLA,
By Linda F. Burnsed, his Attorney-in-Fact

LETHA LARET BOLING CASELLA,
By Linda F. Burnsed, her Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Linda F. Burnsed,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney-In-Fact for Jeffrey M. Casella and Letha Laret Boling Casella, and that she as such Attorney-In-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the names of Jeffrey M. Casella and Letha Laret Boling Casella, the grantors herein, by the said Linda F. Burnsed, as said Attorney-In-Fact.

Witness my hand and official seal in Nashville, Tennessee, this 8th day of September, 2011.

Notary Public

My Commission Expires: _____

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 3, 2012