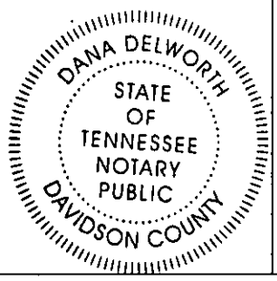
WARRANTY DEED



STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $129,900.00.

Affiant

Subscribed and sworn to me on November 16, 2012.

NOTARY PUBLIC

My Commission Expires January 7, 2013

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Sebastian
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #25958SP

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Vicki Sells 1117 Campbell Street Nashville, TN 37206	SLBC Mortgage Corporation 9311 San Pedro, Suite 100 San Antonio, TX 78216	083-3-226.01

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Angela Brunett, an unmarried woman, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Vicki unmarried, Sells, hereinafter called **"GRANTEE,"** her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 15th Civil District of Davidson County, Tennessee, being a part of old Lot No. 63 on the Plan of Brownsville as recorded in Book 21, page 9, Register's Office for Davidson County, Tennessee, and being more particularly described, without survey, as follows:

BEGINNING at a point in the center line of Campbell Street, said point being located S 87 deg. 50 min. E 25 feet from a monument marking the Northwest corner of the new right-of-way of a portion of said Campbell Street as shown by the Plan of Brown Meadows, recorded August 10, 1960, in Book 2854, page 113, Register's Office for said County, said point also marking the center of the old 30 foot right-of-way of said street and being the southeast corner of old Lot No. 63, as shown on the said plan of Brownsville; running thence N 87 deg. 50 min. W 150 feet to a point in the Northerly margin of said Brown Meadows Subdivision said Northerly margin of said Brown Meadows Subdivision, said Northerly margin being the boundary line between Lots Nos. 63 and 57, as shown on the said Plan of Brownsville; thence N 4 deg., more or less, W along a line parallel with the center line of the old Campbell Street 654 feet, more or less, to a point; thence S 87 deg. 50 min. E parallel with and located 65.00 feet when measured at right angles from the said Northerly margin of Brown Meadows and old Lot No. 57, a distance of 150 feet to the center line of the old Campbell Street; thence S 4 deg. more or less, E along the center line of the old Campbell Street 65.4 feet, more or less, to the beginning, the whole containing 0.225 acres, more or less.

BILL GARRETT, Davidson County
Trans:T20120088364 DEEDWARR
Recvd: 11/19/12 14:33 2 pgs
Fees:13.00 Taxes:480.63
20121119-0106563

Being the same property conveyed to Angela Brunett, unmarried by Deed from Randy Tobitt and wife, Misty Tobitt of record as Instrument No. 20070123-0009270, in the Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2012 Davidson County taxes which have been prorated by the parties and paid by Grantor; 2013 and subsequent taxes are assumed by the Grantee.
2. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

This property is also known as improved property located at 1117 Campbell Street, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 our hands on November 16, 2012.

Angela Brunett

Angela Brunett

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On November 16, 2012, before me personally appeared Angela Brunett to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal on November 16, 2012.

NOTARY PUBLIC

My Commission Expires: 11/3/15

RICHARD W. SEBASTIAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Richard W. Sebastian
My Commission Expires
November 3, 2015
STATE OF TENNESSEE