Davidson County DEEDWARR
Recvd: 02/22/05 16:18 2 pgs
Fees:13.00 Taxes:658.49

20050222-0019422

This Instrument Was Prepared By:

Hugh W. Entrekin, Atty.
700 Craighead Street
Suite 107
Nashville, Tennessee 37204

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $177,970.00.

Affiant

Subscribed and sworn to before me, This 3rd day February, 2005.

Notary Public

My Commission Expires: 7-19-08

Address New Owner	Send Tax Bills to:	Map-Parcel
Michael Landis	Countrywide Home Loans	182-0-6-0-A-224
7916 Rainey Court	P.O. Box 10213	
Antioch, TN 37013	Van Nuys, CA 91410-0213	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, The Craig Company, a Tennessee Corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Michael Landis and wife, Rebecca Landis hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 234 on the plan of Old Hickory Hills, Phase Two, Section Three of record in Instrument No. 20040420-0044507, Certificate of Correction of record in Instrument No. 20041021-0126628, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to The Craig Company by deed from Old Hickory Hills, LLC of record in Instrument No. 20040505-0051580, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for the year 2005 and subsequent years.
2. All matters set forth in plat of record in Instrument No. 20040420-0044507, Register's Office for Davidson County, Tennessee.
3. Restrictions of record in Instrument No. 20020116-0006750; By-Laws of record in Instrument No. 20020116-0006750; Charter of the Homeowner's Association of record in Instrument No. 20020123-0009417, Register's Office for Davidson County, Tennessee.
4. Easements of record in Instrument No. 20001030-0107214 and Instrument No. 20020123-0009339, Register's Office for Davidson County, Tennessee.
5. Stormwater Detention Agreement of record in Instrument No. 20010306-0021333 and Instrument No. 20030226-0025749; Boundary Plat of record in Book 11190, Page 65 and Rights of Adjoining Owners of record in Book 6013, Page 187, Register's Office for Davidson County, Tennessee.

This is improved property known as 7916 Rainey Court Antioch, TN 37013

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that 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 otherwise herein set out; Grantor does further covenant and bind itself, it's successors and representatives, to warrant and forever defend the title tosaid land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 3rdday of February, 2005

The Craig Company, a Tennessee Corporation

By: Kayla P. Craig
Kayla P. Craig, Secretary

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Laura Shaun, a Notary Public of the State and County aforesaid, personally appeared the within named Kayla P. Craig, with whom I am personally acquainted, and who upon her oath, acknowledged herself to be the Secretary of The Craig Company, the bargainor, a Tennessee Corporation, and that she as such Secretary, being authorized so to do, executed the within instrument for the purpose therein contained by signing the same of the Corporation by herself as such Secretary.

Witness my hand, at Nashville, Tennessee, this 3rd day of February, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-19-08

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.