Davidson County DEEDWARR
Recvd: 05/16/05 12:50 2 pg
Fees:13.00 Taxes:412.00
20050516-0054870

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $111,350.00.

Affiant

Subscribed and sworn to before me this 12 day of May, 2005

Notary Public

My Commission expires: 9-22-07

(Affix Seal)

HAL E. WILSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Enrique Lumpuy	Countrywide Home Loans, Inc	148-07-0-158.00
204 Bakertown Court	P.O. Box 10423	
Antioch, TN 37013	Van Nuys, CA 91410	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Oldham Properties, LLC**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Enrique Lumpuy and Jillian Lumpuy, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 928 on the plan of Section Nine, Cherokee Hills Subdivision, of record in Book 4300, page 135, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Oldham Investment Properties, LLC, by deed from Christopher L. Palmer, successor trustee, on February 2, 2005, of record in Instrument Number 20050216-0017771, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 4300, page 135, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 3805, page 776, Book 3882, page 852, Book 3929, page 236, Book 4037, page 583, Book 4198, page 609, Book 4518, page 495, Book 4554, page 202, and Book 4702, page 81, Register's Office for Davidson County, Tennessee.

This is improved property known as: **204 Bakertown Court, Antioch, TN 37013**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 this 12 day of May, 2005.

Oldham Properties, LLC

By: Larry Oldham

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 12 day of May, 2005 before me, appeared Larry Oldham to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Chief Manager of Oldham Properties, LLC and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said Larry Oldham acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

9-22-07

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Homeland Title, LLC
1896 General George Patton Dr.
Franklin, TN 37067