BOX 13
10265

This document prepared BY:

Firm/Company	Consumer Trust Title & Escrow, LLC
Address:	219 Ward Circle
Address 2:	Suite 3
City, State, Zip:	Brentwood, TN 37027
Phone:	(615) 369-0039

PLEASE RETURN TO: **ADVANTAGE TITLE 3354 PERIMETER DR, STE 142 NASHVILLE, TN 37211 615-777-2011**

Davidson County DEEDWARR
Recvd: 09/07/05 13:36 3 pgs
Fees:18.00 Taxes:261.96

20050907-0107558

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **HELEN MCCOLLUM, UNMARRIED AND JAMES MICHAEL MCCOLLUM, UNMARRIED, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP** hereinafter referred to as "Grantor", have this day bargained and sold, and by these presents do hereby transfer and convey unto ~~[illegible]~~ **DOROTHY J. PROBST,** MARRIED ~~[illegible]~~ hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of **DAVIDSON**, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING DESCRIBED AS FOLLOWS, TO-WIT:

BEING UNIT NO. 109 AS SHOWN ON THE SITE PLAN OF KINGSWOOD CONDOMINIUMS OF RECORD IN BOOK 5200, PAGE 520, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN EXHIBIT C OF THE MASTER DEED, AS AMENDED, ESTABLISHING KINGSWOOD CONDOMINIUMS, OF RECORD IN BOOK 6058, PAGE 320, SAID REGISTER'S OFFICE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

THIS BEING THE SAME PROPERTY CONVEYED TO HELEN MCCOLLUM, UNMARRIED FROM JANICE K. WALL, UNMARRIED BY WARRANTY DEED DATED 15TH DAY OF MAY, 1996 AND RECORDED 17TH DAY OF MAY, 1996 IN BOOK 10053, PAGE 446, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

FURTHER CONVEYED TO HELEN MCCOLLUM, UNMARRIED AND JAMES MICHAEL MCCOLLUM, UNMARRIED AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP BY QUITCLAIM DEED DATED APRIL 26, 2004 AND RECORDED MAY 4, 2004 IN INST. NO. 20040504-0050443, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Map Parcel Number: **119-14-A-109CO. THIS PROPERTY IS KNOWN AS: 2929 SELENA DRIVE, #109, NASHVILLE, TN 37211**

SUBJECT to Master Deed and By-laws of record in Book 6058, Page 320, Charter of HOA of record in Book 6092, Page 579, all matters on the Plan of record in Plat Book 5200, Page 520, all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 26th day of August, 2005.

Helen K. McCollum
Grantor
Helen McCollum

James Michael McCollum
Grantor
James Michael McCollum

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of August, 2005, before me personally appeared Helen McCollum and James Michael McCollum to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

NOTARY PUBLIC LARGE WILLIAMSON COUNTY TENNESSEE

Notary Public

Printed Name: Holly Leigh Grant

Commission Expires: My Commission Expires 2-[illegible]-08

Grantor(s) Name, Address, phone:
Helen McCollum
4343 Lebanon Road, #T-1012
Hermitage, TN 37076
James Michael McCollum
702 Kennington North
Nashville, TN 37214

Grantee(s) Name, Address, phone:
[illegible] and Dorothy J. Probst, MARRIED
2929 Selena Drive, #G-109
Nashville, TN 37211

SEND TAX STATEMENTS TO [illegible]
Countrywide Home Loans
3011 Armory Dr. Ste. 120
Nashville, TN 37204

[redacted]

State of TENNESSEE
County of Davidson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$70,800.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 24 day of August, 2005

Heidi Jo Clayton
Affiant

Heidi Jo Clayton
Type or Print Name

(Seal)

Notary Public

My commission expires:

5/28/04

Victor Hazelwood
Type or Print Name

VICTOR HAZELWOOD
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28 [illegible]