WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/25/05 10:58 2 pgs
Fees:13.00 Taxes:1624.30

20051025-0128671

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $439,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF OCTOBER 2005.

Notary Public

MY COMMISSION EXPIRES: 5-30-07

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO.

MY COMMISSION EXPIRES 05/30/2007

THIS INSTRUMENT WAS PREPARED BY
USA Title & Escrow, Inc., 1802 Williamson Court, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nisai Naveh	Countrywide Home Loans, Inc	141.12-0E-039.00-CO
(NAME)	(NAME)	
7345 River Bend Road	4500 Park Granada	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Calabasas, CA 91302-1613	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Jan Batson-Shaw and husband,Brian D. Shaw, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nisai Naveh, a single person, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 37 o the Plan of Harpeth Crest Subdivision, Phase 2, of record in Instrument No. 200204030040556, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Brian D. Shaw, married, by Deed from Drees Premier Homes, Inc., dated October 31, 2003, and recorded November 5, 2003, in Instrument No. 200311050162333, said Register's Office; the said Brian D. Shaw have conveyed his interest in said property to Jan Batson-Shaw, by Quitclaim Deed dated November 17, 2003, and recorded November 18, 2003, in Instrument No. 200311180168286, said Register's Office.

unimproved

This is improved ✓ property, known as 7345 River Bend Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 this 21st day of October, 2005.

Jan Batson-Shaw

Brian D. Shaw

STATE OF TENNESSEE)

COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jan Batson-Shaw and husband, Brian D. Shaw, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this 21 day of October, 2005.

NOTARY PUBLIC

My Commission Expires: 5-30-07

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

MY COMMISSION EXPIRES 05/30/2007