Davidson County DEEDWARR
Recvd: 11/17/05 08:06 2 pgs
Fees:13.00 Taxes:591.63

20051117-0138723

Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $159,900.00

Shirley M. Dent
Affiant

Subscribed and sworn to before me, this 14th day of November, 2005.

Amanda Vaughn
Notary Public
My commission expires: 1/24/09

AMANDA VAUGHN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

08-0511-90700

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Shirley M. Dent	Countrywide Home Loans	026-06-0-104.00
102 Swanton Ct.	2021 North Gallatin Road, Suite 280	
Goodlettsville TN 37072	Madison, TN 37115	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Byron L. McEntire and wife, Jayne McEntire, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Shirley M. Dent, married, hereinafter called the Grantees, their successors 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. 285, on the Plan of Windsor Green, Phase II, Section II, of record in Plat Book 6900, Page 549, Register's Office for said County, to which Plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Byron L. McEntire and wife, Jayne McEntire by deed from Harold F. Grace and wife, Patricia C. Grace, dated March 27, 2003, of record in Instrument Number 20030408-0046211, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 102 Swanton Ct., Goodlettsville, TN 37072

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 14th day of November, 2005.

Byron L. McEntire

Jayne McEntire

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Byron L. McEntire and Jayne McEntire, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Goodlettsville, TN, this 14th day of November, 2005.

State of Tennessee at Large



My Commission expires 01/24/09