Record 1ST

Davidson County	DEEDWARR
Recvd: 12/01/05 10:55	2 pgs
Fees:13.00 Taxes:481.00	
20051201-0144367	

THIS INSTRUMENT PREPARED BY:
Jerome S. Grand, Esq.
FIDLEITY NATIONAL TITLE INS. CO.
315 Deaderick Street, Suite 2120
Nashville, TN 37238

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand, the receipt and sufficiency of which is hereby acknowledged, and other good and valuable consideration, Amy D. Berg, a single woman, have bargained and sold, and by these presents do transfer and convey unto the said A. Danielle Schroeder, a single woman a certain tract or parcel of land as follows:

Land in Davidson County, Tennessee, being Lot No. 509 on the Plan of Sherwood Forest, Section 6, of record in Book 4955, Page 116, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Amy D. Berg, unmarried, by Warranty Deed from Kenneth R. Welch and wife, Regina R. Welch, dated 4-26-02, filed 7-11-02, of record in Instrument No. 20020711-0083362, Register's Office for Davidson County, Tennessee.

To Have and To Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said GRANTEE, it's successors, heirs and/or assigns, forever. And it does covenant with the said GRANTEE, that it is lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And it does further covenant and bind itself, it's heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEE, it's successors, heirs and/or assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS this the 28 day of NOVEMBER, 2005.

[GRANTOR]

Amy D. Berg

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, Amy D. Berg, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 28th day of November, 2005.

Lynn M. Hammond Notary Public at Large Davidson County, Tennessee My Commission Expires 7-21-2007

NOTARY PUBLIC

My Commission Expires:

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $130,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed to before me this 28th day of November, 2005.

Lynn M. Hammond Notary Public at Large Davidson County, Tennessee My Commission Expires 7-21-2007

NOTARY PUBLIC

My Commission Expires:

MAP 65-5
PARCEL 54.00

ADDRESS OF NEW OWNERS:
~~**Amy D. Berg**~~ Danielle Schroeder
~~**804 North Woodstone Lane**~~ 4904 Teton Drive
~~**Nashville, TN 37211**~~ Old Hickory, TN 37138

Send tax bills to:
Mortgage Company of America
2416 21st Ave. South
Suite 202
Nashville, TN 37212