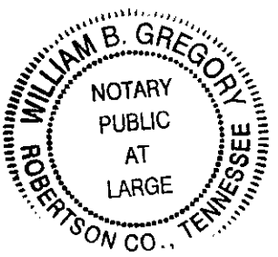
| | |
|---|---|
|  | State of Tennessee<br>County of Davidson<br><br>The actual consideration or value, whichever is greater, for this transfer is **$270,000.00**.<br>Patsi B Gregory<br>Affiant<br>Subscribed and sworn to before me, this the 2nd day of December, 2005.<br>William B Gregory<br>Notary Public<br>My commission expires: 4-9-06<br>(AFFIX SEAL) |

**THIS INSTRUMENT WAS PREPARED BY**
Liberty Escrow, Inc.
615 Main Street P.O. Box 60429, Nashville, TN 37206

file # 43

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **Marva R. Donaldson** | Countrywide Home Loans Inc. | **Map 070-03-0-A** |
| **2912 Nocturne Forest Drive** | P.O. Box 10423 | **Parcel 069.00 CO** |
| **Nashville, Tennessee 37207** | Van Nuys, CA 91410-0423 | |

FOR AND IN 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 ACKNOWLEDGE, WE,

**Cumberland Builders, Inc.**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Marva R. Donaldson**

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:

BEING Lot No. 66, on the plan of Nocturne Forest Phase Three, of record as Inst. No. 20030122-0008632, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING part of the same property conveyed to Cumberland Builders, Inc. by instrument executed August 24, 2005, which is of record as Inst. No. 20050906-0106871, from Chateau Associates, Ltd., and previously conveyed to Chateau Associates Ltd. by instrument executed February 10, 2002, which is of record as Inst. No. 20020212-0018644, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all matters as shown on the plan of Nocturne Forest Phase Three, of record as Inst. No. 20030122-0008632, Register's Office, Davidson County, Tennessee; and, to restrictions, covenants, conditions, and/or easements of record against said property which are of record in said Register's Office; especially to those matters of record in Instrument No. 20040210-0016035 said Register's Office.

This is improved (**XXXX**) Unimproved (____) property, known as **2912 Nocturne Forest Drive, Nashville, Tennessee 37207**

Davidson County DEEDWARR
Recvd: 12/12/05 11:57 2 pgs
Fees:13.00 Taxes:999.00
20051212-0148880

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 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 convenant 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 my/our hand(s) this 2nd day of December, 2005.

**Cumberland Builders, Inc.**

Cathy Hardaway, VP

**STATE OF TENNESSEE )**
**COUNTY OF Davidson )**

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Cathy Hardaway, Vice President** of **Cumberland Builders, Inc**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged herself to be the **Vice President** of **Cumberland Builders, Inc,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by the said **Cathy Hardaway,** as **Vice President.**

Witness my hand, at office, this **2nd** day of **December, 2005.**

William B Gregory

**Notary Public**

**My Commission Expires:** 4-9-06

