File #20050268

Davidson County DEEDWARR
Recvd: 02/27/06 13:54 2 pgs
Fees:13.00 Taxes:397.75

20060227-0022396

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,500.00

Marilyn Painter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of February, 2006.

Notary Public

MY COMMISSION EXPIRES: 10/10/09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
StoneGate Title, LLC, Keith H. Solomon, 1749 Mallory Lane, Suite 400, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew R Lamy	Washington Mutual Bank	MAP 163-16A
(NAME) 1000 Halifax Lane	(NAME) P. O. Box 100590	PARCEL 67
(ADDRESS) Antioch, TN 37013	(ADDRESS) Florence, SC 29501-0590	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 acknowledged, Elizabeth Cruse and husband, David Cruse , hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Matthew R Lamy and wife, Annie St. Claire-Lamy, 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 Unit No. 167 on the Plan of Phase One, Provincetown, a Horizontal Property Regime with Private Elements of record in Instrument No. 200311190168785, attached as Exhibit "A-1", Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Elizabeth Cruse, a married woman by deed dated 2-3-05 from Centex Homes, a Nevada General Partnership of record in Instrument No. 200502110015935, Register's Office for Davidson County, Tennessee.

David Cruse, Spouse of Elizabeth Cruse, hereby joins in this conveyance and conveys any and all interest that he/she may have in said property, including but not limited to the marital interest, to the Grantee(s).

This conveyance is subject to terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Declaration of Protective Covenants, Conditions and Restrictions of Provincetown of record in Instrument Number 200311190168785; Conveyance of Open Space and Common Areas to Provincetown Homeowners' Association, Inc., of record Instrument No. 200311200169428; Stormwater Detention Agreement of record in Instrument No. 200309100132287; Development and Easement Agreement and Agreement to Share Costs of record in Instrument No. 200311240170577; Subject to rights of others in and to the common areas and/or elements; Subject to all matters shown on the Plan of Phase One, Provinceton of record in attached as Exhibit "A-1" in Instrument Number 200311190168785, Register's Office of Davidson County, Tennessee, and subject to all matters shown on the Plan of Phase One, Provinceton of record as Instrument Number 200402180018388, Register's Office of Davidson County, Tennessee.

Unimproved ()
This is improved (X) property, known as 1000 Halifax Lane, Antioch, TN 37013
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 17th day of February, 2006.

Elizabeth Cruse

David Cruse

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared Elizabeth Cruse and David Cruse who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 17th day of February, 2006.

BARBARA T. HODGE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public

My Commission Expires: My Commission Expires October 10, 2009

(SEAL)

Mail After Recording To:

StoneGate Title, LLC
1749 Mallory Lane, Suite 400
Brentwood, TN 37027