Box 8

Davidson County DEEDWARR
Recvd: 05/04/06 13:49 2 pgs
Fees:13.00 Taxes:1753.80

20060504-0052101

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #06-1068

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Brett Carlin Harris, married, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Stephen Bradley Dozier and spouse, Jennifer Dozier, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Lot No. 1 and the southerly 20 foot front and 29 foot rear of Lot No. 2, Block "D", on the Plan if Cherokee Park, Section I, as of record in Book 547, pages 169 and 170, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 and the southerly part of No. 2 front together 95 feet on the easterly side of Mockingbird Road and extends back 167 feet on the northerly line and 162.89 feet on the southerly line with the northerly margin of Valley Road to a dead line measuring 101.14 feet thereon, the southwest corner of said Lot No. 1, being in the form of a circle with a radius of 20 feet.

Being the same property conveyed to William Schlanger and wife, Ester Schlanger by deed from William Schlanger dated July 24, 1987, of record in Book 7313, page 390, Register's Office for Davidson County, Tennessee. Said William Schlanger having pre-deceased Ester Weiss Schlanger; said Ester Weiss Schlanger died June 27, 2005, under the provisions of her Will, dated April 24, 1997, this property goes to Linda S. Harris as custodian for Brett Carlin Harris under the Tennessee Uniform Transfers to Minor Act. The said Brett Carlin Harris has attained the age of majority.
The property conveyed herein has not been the residence of the Grantor, his spouse or issue, and they maintain their marital residence in Philadelphia, Pennsylvania.

The property conveyed herein is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book in Book 547, pages 169 and 170, said Register's Office, which Plan shows 50 foot minimum building set back line from Mockingbird Road and a 20 foot minimum setback line from Valley Road and a 5 foot easement for public utility purposes along the rear line of said lot; matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4010 Valley Road, Nashville TN, 37205.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 26th day of April, 2006

Brett Carlin Harris

State of Pennsylvania)
County of Philadelphia)

On this 26th day of April, 2006, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Brett Carlin Harris, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: February 4, 2010

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
HANNAH E. WRIGHT, NOTARY PUBLIC
CITY OF PHILADELPHIA, PHILADELPHIA COUNTY
MY COMMISSION EXPIRES FEB. 4, 2010

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 474,000.00.

Affiant

Sworn and subscribed before me on this the 26th day of April, 2006.

Notary Public

My Commission Expires: 5-23-09

EMILY C. MAY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Stephen Bradley Dozier 4010 Valley Road Nashville, TN 37205	Resmae Mortgage Corp. P.O. Box 729 Brea, CA 92822	103-12-165