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

Davidson County DEEDWARR
Recvd: 05/05/06 15:55 2 pgs
Fees:13.00 Taxes:373.70

20060505-0052844

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $101,000.00

Paul F. Soya
Affiant

Subscribed and sworn to before me, this 3rd day of May, 2006.

Amanda Vaughn
Notary Public – Amanda Vaughn
My commission expires: 01/24/09

AMANDA VAUGHN
DAVIDSON COUNTY
State of Tennessee Notary Public

08-0603-90809

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Paul F. Soya	The Bank of New York	26-07-0-024
142 Champney Court	1 Wall Street	
Goodlettsville TN 37072	New York, NY 10268	

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, **Lisa M. Forbis, formerly Lisa Ashburn**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Paul F. Soya and wife, and Patricia Lynn Soya**, 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. 69, on the Plan of Resubdivision of Windsor Green, Resubdivision of Lots 49 thru 72, Phase 1, Section 2, of record in Book 6200, Page 349, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lisa Ashburn and Wesley Forbis and Ginger Forbis by deed from G. Michael Bray and wife, Shari A. Bray, dated 12-30-93, of record in Book 9215, Page 208, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Lisa Ashburn by quitclaim deed from Wesley Forbis and wife, Ginger Forbis, dated 4-07-98, of record in Book 10885, Page 265, 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 142 Champney Court, 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 3rd day of May, 2006.

~~Lisa Forbis~~
LISA M. FORBIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state LISA M. FORBIS 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 3rd day of May, 2006.

Notary Public –Amanda Vaughn
State of Tennessee at Large



My Commission expires 01/24/09