WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $468,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF APRIL, 2006.

Notary Public

MY COMMISSION EXPIRES: 3-20-10
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 05/09/06 15:29 2 pgs
Fees:13.00 Taxes:1732.53
20060509-0054538

CAROL A. CLAWSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Lenders Title & Escrow, LLC, 810 Crescent Centre Drive, Suite 250, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew J. Lane	Countrywide Home Loans, Inc. c/o ~~Andrew J. Lane~~	105-13-0-146.00
(NAME) 1100 South Douglas Avenue	(NAME) 3011 Armory Dr. #120 c/o ~~1100 South Douglas Ave.~~	
(ADDRESS) Nashville, Tennessee 37204	(ADDRESS) Nashville, TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and 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, we, Craig Harris and Chad Freedman, as tenants in common, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Andrew J. Lane*, 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. :

* AN UNMARRIED MAN

Being the Westerly 54 feet of Lot No.22 on the plan of **McAllister Property,** as of record in Plat Book 421, page 10, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Craig Harris and Chad Freedman, as tenants in common, by Deed from Legacy Partners, L.P., a Tennessee Limited Partnership, dated April 28, 2005 and filed for record in Instrument No. 20050503-0049098, Register's Office for Davidson County, Tennessee.

Said property herein described is subject to the following, including but not limited to declarations, conditions, covenants, restrictions, agreements, easements and/or encroachments of record in said Register's Office:

a) Any and all matters as shown on the plan of record in Plat Book 421, page 10, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1100 South Douglas Ave., Nashville, TN 37204
(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 we do covenant with 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 covenant 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.

It is expressly agreed by the parties hereto that all taxes for the current year shall be prorated between them as of the date of this deed.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

Witness our hands this 28th day of April, 2006.

X _____
Craig Harris

X _____
Chad Freedman

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainors, Craig Harris and Chad Freedman, as tenants in common, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office this the 28th day of April 2006.

Commission expires: 03/04/07

Notary Public

KANDACE N. TOMES
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067