Davidson County DEEDWARR
Recvd: 06/06/06 10:57 2 pgs
Fees:13.00 Taxes:613.83

20060606-0066654

RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC.
2528 Mt. Juliet Road
MT. JULIET, TN 37122
06TN01751

WARRANTY DEED

BELINDA A. SHERWIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

MY COMMISSION EXPIRES: JAN. 19, 2010

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $$165,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 26th day of May, 2006

Notary Public

MY COMMISSION EXPIRES:_____

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 2528 Mt. Juliet. STE. 208, MT. JULIET, TN 37122

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George Clark 2508 Sleepy Hollow Nashville, TN 37217	GREENPOINT MORTGAGE FUNDING 3650 MANSELL ROAD #440 ALPHARETTA, GA 30022	149-03-0-019.00

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, WE,

Lisa D. Smith, AKA Lisa Simmons, married

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

George Clarke

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, State of Tennessee, described as follows, to-wit:

BEING Lot No. 411, on the plan of Edge-O-Lake Estates, Section VI, of record in Plat Book 3700, Page 16, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Lisa D. Smith, by Quitclaim Deed from Robert E. Smith, Jr., dated February 6, 2002 and recorded March 21, 2002 in Instrument No. 20020321-0034920, and being the same property previously conveyed to Robert E. Smith, Jr. and wife, Lisa D. Smith by Warranty Deed from James M. Wilson and wife, Cathy Wilson, dated August 30, 1995, and recorded August 31, 1995, in Book 9779, Page 922, and Correction Deed recorded on October 24, 1995, in Book 9836, Page 680, Register's Office for Davidson County, Tennessee. The said Lisa D. Smith is now known as Lisa Simmons.

Subject to The Plan of Record in Book 3700, Page 16, platted on July 1, 1965, said Register's Office.

Robert Allen Simmons, husband of Lisa Simmons, joins in this instrument for the purpose of conveying such marital interest, if any, that he may have in and to said property.

Unimproved ( )
This is improved (X) property known as **2508 Sleepy Hollow, Nashville, TN 37217**
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.

#52679

Witness our hands this 26th day of May, 2006.

Lisa D. Smith Simmons

Lisa D. Smith a/k/a Lisa Simmons

Robert A Simmons

Robert Allen Simmons

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lisa D. Smith a/k/a/ Lisa Simmons and husband Robert Allen Simmons the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 26th day of May, 2006.

Commission Expires: 2-24-08

Connie Hooper

Notary Public

CONNIE HOOPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.