BOX 10-A

Davidson County DEEDWARR
Recvd: 06/28/06 10:48 2 pgs
Fees:13.00 Taxes:428.83
20060628-0077231

THIS INSTRUMENT PREPARED BY:
Limestone Title & Escrow, LLC
5426 Main Street
P.O. Box 1700
Spring Hill, TN 37174

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Steffany Spry Daniel 3063 Penn Meade Way Nashville, TN 37214	Countrywide Home Loans 2021 Gallatin Rd. N. #280 Madison, TN 37115	52-13B 182.00CO

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, Desiree Shaver Jones, an unmarried woman, formerly known as Desiree Denise Shaver ("Grantors") have bargained and sold, and by these presents transfer and convey unto Steffany Spry Daniel, an unmarried woman ("Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

This is improved property known as 3063 Penn Meade Way, Nashville, TN 37214.

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 218 ON THE PLAN OF RIVER GLEN, PHASE IV, SECTION 3, AS OF RECORD IN INSTRUMENT NO. 20010330-0030661, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO DESIREE DENISE SHAVER, MARRIED BY WARRANTY DEED FROM NVR, INC., A VIRGINIA CORPORATION, TRADING AS FOX RIDGE HOMES, RECORDED ON THE 9TH DAY OF APRIL, 2002 IN INSTRUMENT NO. 20020409-0043630, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UINSATISFACTORY WHEN RECEIVED

WITNESS our hand this 26th day of June, 2006.

Desiree Shaver Jones 6/26/06
Desiree Shaver Jones

STATE OF TENNESSEE)
)
COUNTY OF MAURY)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Desiree Shaver Jones, the within named bargainor(s), 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, at office, this 26th day of June, 2006.

Notary Public

My Commission Expires:
11/23/2009

BRIAN K. ROBERTS STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF MAURY)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $115,900.00.

Affiant

Sworn to and subscribed before me this 26th day of June, 2006.

Notary Public

My Commission Expires: 11/23/2009

BRIAN K. ROBERTS STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

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