WARRANTY DEED

JAMIE CRUTCHFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Tiffany D. McClendon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of July, 2006

Jamie Crutchfield
Notary Public:

MY COMMISSION EXPIRES: 03/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Tiffany D. McClendon	American Home Mortgage	Map 53
1707 Turner Street	538 Broadhollow Road	Group 7
Old Hickory, TN 37138	Melville, NY 11747	Parcel 45

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

Kenneth Wade Carter, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Tiffany D. McClendon, married
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, Tennessee, being the southeasterly triangular part of Lot No. 56 and the northerly part of Lot No. 57 on the Revised Plan of Section "F" of the Village of Old Hickory as of record in Book 1424, Page 131, Register's Office for said County.

Being the same property conveyed to Kenneth Wade Carter, unmarried, by deed from Christopher Scott Mena and wife, Lesley Carver Mena, of record in Instrument 20000519005024B, Register's Office for said County.

This conveyance is made subject to: (1) 2006 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 1424, Page 131, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1707 Turner Street, Old Hickory, TN 37138

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.

Witness my hand this 20th day of July, 2006.

Kenneth Wade Carter
Kenneth Wade Carter

Davidson County DEEDWARR
Recvd: 07/24/06 10:56 2 pgs
Fees:13.00 Taxes:333.00

20060724-0088690

FILE BOX 4

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth Wade Carter, unmarried,, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

\Witness my hand and official seal at Nashville Tennessee, this 20th day of July, 2006.

My Commission Expires: 03/31/07

Notary Public

JAMIE CRUTCHFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.