Davidson County DEEDWARR
Recvd: 08/01/06 10:19 2 pgs
Fees:13.00 Taxes:703.00

20060801-0093142

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
SP44832

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$190,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **28th DAY OF JULY, 2006.**

Notary Public

MY COMMISSION EXPIRES: 3/10/07

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
DO KHAM **7481 Harrow Drive** **Nashville, TN 37221**	HomeComings Financial 2101 Rexford, Suite 250W Charlotte, NC 28211	**142-2-111** **9D 6778**

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, **I, PAULINE H. BUTTREY, a Widow**

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

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:**

BEING Lot No. 155 on the Plan of Cross Timbers, Section 3, as of record in Book 4175, page 21.

SAID Lot No. 155 fronts 87 feet on the southerly side of Harrow Drive, and extends back 165.8 feet on the westerly line and 165.8 feet on the easterly line to a dead line measuring 78.32 feet.

BEING the same property conveyed to Cecil Lloyd Buttrey and wife, Pauline H. Buttrey by deed from Gordon W. Janaway and wife, Pauletta H. Janaway, of record in Book 9827, page 602, Register's Office for Davidson County, Tennessee. The said Cecil Lloyd Buttrey having since died.

Durable Power of Attorney signed by Pauline Buttrey authorizing Patricia Faye Ledbetter and Marshall Wayne ~~Ledbetter~~ BUTTREY to act as her true and lawful attorneys in fact, of record in Instrument Number 20060801-0093141, Register's Office for Davidson County, Tennessee.

This is improved property known as 7481 Harrow Drive, Nashville, Tennessee 37221

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 28th day of July, 2006.

X Pauline H Buttrey By: Marshall Wayne Buttrey, Attorney-In-Fact

X Pauline H. Buttrey By Patricia Faye Ledbetter attorneys-in-fact

PAULINE H. BUTTREY
By: Patricia Faye Ledbetter, Attorney-in-Fact and Marshall Wayne ~~Ledbetter~~, BUTTREY
Attorney-in-Fact

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this the 28th day of July, 2006, before me personally appeared PATRICIA FAYE LEDBETTER and MARSHALL WAYNE ~~LEDBETTE~~R, to me known to be the persons who executed the foregoing instrument in behalf of PAULINE H. BUTTREY, as her Attorney-in-Fact, and acknowledged that they executed the same as the free act and deed of the said PAULINE H. BUTTREY, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 28h day of July, 2006.

NOTARY PUBLIC

My Commission Expires:

7/29/2006