03

Realty Title
Box 48-B

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #06-1385

Davidson County DEEDWARR
Recvd: 09/11/06 15:36 2 pgs
Fees:13.00 Taxes:538.35
20060911-0112483

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert E. Mann and wife, Ann E. Mann**, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **Shasone E. King and wife, Pettina N. King**, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Lot No. 221 on the Plan of The Country, Section Five of record in Book 5200, Page 271 and 272, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Robert E. Mann and wife, Ann E. Mann, by deed from John Drexell Brewer and wife, Keata Ann Brewer, of record in Inst. No. 20041015-0124236, dated October 8, 2004, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3109 Country Lawn Drive, Antioch TN, 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 31st day of August, 2006

Robert E Mann
Robert E. Mann

Ann E Mann
Ann E. Mann

State of Tennessee)
County of Davidson)

On this 31st day of August, 2006, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Robert E. Mann and Ann E. Mann, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Angela Y. Poston-Williamson
Notary Public

My Commission Expires: 5/22/10

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 145,500.00

Affiant

Sworn and subscribed before me on this the 31st day of August, 2006.

Karen Colbert
Notary Public

My Commission Expires: 7/24/2010

KAREN COLBERT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Shasone E. King 3109 Country Lawn Drive Antioch, TN 37013	Franklin American Mortgage Company 501 Corporate Centre Drive, Ste. 400 Franklin, TN 37067	150 07 0 170.00