Davidson County DEEDWARR
Recvd: 09/26/06 10:10 2 pgs
Fees:13.00 Taxes:314.50

20060926-0118883

This instrument was prepared by:

OVERLAND TITLE COMPANY, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027
2006080038

STATE OF TENNESSEE
COUNTY OF Williamson

JEFF FARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires December 19, 2009

The actual consideration or value, whichever is greater, is $85,000.00

Sworn to and subscribed before me this 22nd day of September, 2006.

Lauren D Marlin
Affiant

Notary Public

Address of New Owner:

Lauren D. Marlin
613B Wade Circle
Goodlettsville, TN 37072

Send Tax Bills to:

Realty Mortgage Corporation
7000 Executive Center Drive, Ste 200
Brentwood, TN 37027

Map-Parcel Numbers:

26-10-15

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **W. H. Dorris and, R. B. Huffine**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Lauren D. Marlin, unmarried**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Lot 47, TERRA VIEW Subdivision, as shown on plat of record in Plat Book 1424, Page 4, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to R. B. Huffine and W. H. Dorris by Warranty Deed from Heirs at Law of Lula Lyell Stephens, deceased, being Sam Stephens, Helen Stephens Whitman,

Jack Stephens, and Heirs at Law of Robert Stephens, deceased, being Lois Stephens, Gale Shores, Carol Sanders and Michael Stephens, recorded on the 12th day of May, 2003 in Instrument No. 20030512-0063194, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; 2006 real property taxes; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

All matters on the plan of record in Plat Book 1424, Page 4, Register's Office for Davidson County, Tennessee.

This is improved property known as **613B Wade Circle, Goodlettsville, TN 37072.**

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 22nd day of September, 2006

W. H. Dorris

R. B. Huffine

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, W. H. Dorris and R. B. Huffine, 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 [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of September, 2006.

Notary Public

JEFF HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires December 19, 2009