(L)

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/03/06 09:03 2 pgs
Fees:13.00 Taxes:952.65

20061009-0124864

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $257,474.00

x Thomas H Brown
Affiant

Subscribed and sworn to before me, this 5th day of October, 2006

Jennifer S. Dunlap
Notary Public

MY COMMISSION EXPIRES: 9/19/09
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY JENNIFER S. DUNLAP

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Brown	Countrywide Mortgage Ventures, dba Commerce Union	84-8
(NAME)	(NAME)	(MAP)
2924 Knobdale Road	105 Westpark Drive Suite 195	77.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37214	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Catherine L. Carter, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Thomas H. Brown and wife, Margaret Brown, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Lot No. 156, on the Plan of Lincoya Hills, Section Six, of record in Plat Book 2331, page 71, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Richard E. Carter and wife, Catherine L. Carter, by deed from Robert A. Johnson and wife, Grace C. Johnson, dated August 21, 1958, of record in Book 2802, page 579, Register's Office for Davidson County, TN. The said Richard E. Carter having since died.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 2924 Knobdale Road, Nashville, Tennessee 37214

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/our hand(s) this 5th day of October, 2006.

x Catherine L Carter
Catherine L. Carter

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Catherine L. Carter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath(s) acknowledged themselves to be the within named bargainor(s), and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 5th day of October, 2006.

Jennifer S. Dunlap
Notary Public

My Commission Expires: 9/19/09

