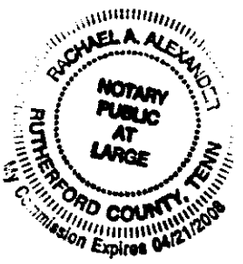
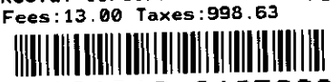
WARRANTY DEED



Davidson County DEEDWARR
Recvd: 10/10/06 14:37 2 pgs
Fees:13.00 Taxes:998.63



20061010-0125993

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $269,900.00

June Ballard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF OCTOBER, 2006.

Rachael A. Alexander
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walter M. Lovell	COUNTRYWIDE HOME LOANS, INC.	Map 84-7
(NAME)	(NAME)	
2905 Windemere Court	3011 ARMORY DR.	Parcel 27
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214	NASHVILLE TN 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **TRACY C. SMITH AND WIFE, STEPHANIE SMITH**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WALTER M. LOVELL AND WIFE, CONNIE W. LOVELL,** 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 Lot No. 124 on the Plan of Sunny Acres, Section 4, of record in Plat Book 2900, page 2, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Tracy C. Smith by deed from Howard g. Dolloff and wife, Tatsuko Anne Dolloff, of record in Book 10510, page 20, said Register's Office. Tracy C. Smith has since married. Stephanie Smith joins in executing this deed to convey any marital interest she may have in said property.

This conveyance is subject to (a) 2006 real property taxes, which have been prorated and assumed by the grantor(s); (b) all matters appearing on the plan of record in Book 2900, page 2, said Register's Office; (c) restrictive covenants of record in Book 2910, page 86, said Register's Office; and (d) easement of record in Book 4405, page 50, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 2905 Windemere Court, Nashville, Tennessee 37214

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hands this 6 day of October, 2006.

Tracy C. Smith

Stephanie Smith

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 Tracy C. Smith and Stephanie Smith, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 6 day of October, 2006.

Commission expires:



Notary Public