WARRANTY DEED

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 22, 2010

G-ELAM-06-3309

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $172,900.00

Affiant

Subscribed and sworn to before me, this 6th DAY of October, 2006.

Notary Public

MY COMMISSION EXPIRES: 5/22/10
(AFFIX SEAL)

BOX 13
12310

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Danny J Conn	Countrywide Home Loans, Inc.	
3509 Thorne Hill Drive	1520 Memorial Blvd. Ste. 104	150-03-0-425.00
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Murfreesboro, Tn. 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DANIEL W. KELLUM AND WIFE, DEENA C. KELLUM, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DANNY J CONN AND WIFE, CAMILLA D CONN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 471, PLAN OF THE COUNTRY, SECTION TEN, as shown on plat of record in Plat Book 6900, Page 394, 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 Daniel W. Kellum and wife, Deena C. Kellum by Warranty Deed from Phillips Builders, Inc., recorded on the 25th day of September, 1992 in Deed Book 8738, Page 526, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 6900, page 394 and Book 7329, page 209, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3509 Thorne Hill Drive, Antioch, Tennessee 37013
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 6th day of October, 2006.

Daniel W. Kellum

Deena C. Kellum

Davidson County DEEDWARR
Recvd: 10/12/06 14:13 2 pgs
Fees:13.00 Taxes:639.73
20061012-0126990

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Daniel W. Kellum and Deena C. Kellum, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6th day of October, 2006.

Notary Public

My Commission Expires: 5/22/10

(SEAL)

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 22, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903