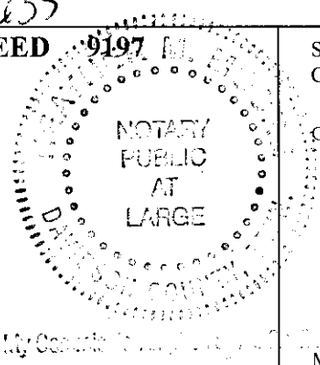
28635

WARRANTY DEED 9197 M.



STATE OF **TENNESSEE**
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$97,125.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH **DAY OF OCTOBER, 2006.**

Notary Public

MY COMMISSION EXPIRES: 1/22/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Nashville, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer L. Gregory	**Gateway Funding Diversified Mortgage Services, LP**	**108-07-0-B 078.00CO**
(NAME)	(NAME)	
206 Timberway Drive	**300 Welsh Road, Building 5**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	**Horsham, PA 19044**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 10/16/06 09:11 2 pgs
Fees:13.00 Taxes:359.36
20061016-0127761

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, **Cortney Branscome, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jennifer L. Gregory**, 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 Unit No. **78E** of **Timber Lake Condominiums** created under Title 66, chapter 27, Section 101 et seq. as amended in Tennessee Code Annotated and a established by a Master Deed of record in Book 6549, page 475, Register's Office of Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Units as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Timber Lake Condominiums, as set forth in Exhibit A-2 of said Master Deed for a more complete identification of said Unit.

Being the same property conveyed to **Cortney Branscome, unmarried** by deed of record in Instrument 20030519-0067739, Register's Office for **Davidson** County, Tennessee.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **206 Timberway Drive, Nashville, TN 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 ~~my~~/our hand(s) this ~~10th~~ 12th day of October, 2006.

Cortney Branscome

State of California County of Sacramento

Personally appeared before me the undersigned, a Notary Public in and for ~~said County and State, the~~ within named Cortney Branscome the bargainor(s), 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 at Fair Oaks, ~~California~~, this 12th day of October, 2006.

Commission expires: 11-26-09

Notary Public

L. MCCURRY
COMM. #1624907
NOTARY PUBLIC • CALIFORNIA
SACRAMENTO COUNTY
Comm. Exp. NOV. 26, 2009