RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

WARRANTY DEED

BOX 10-A

P-06-137

KATHY SNIDER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires May 22, 2007

STATE OF Tennessee
COUNTY OF Williamson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,550,000.00

Alison L Russell
Affiant

Subscribed and sworn to before me, this 2nd DAY OF October, 2006.

Kathy Snider
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 10/16/06 13:40 2 pgs
Fees:13.00 Taxes:5735.00

20061016-0128185

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chantele S. Grant	New Owner	
137 Woodward Hills Place	(NAME)	159-16-0-010.00
(ADDRESS) Brentwood, Tennessee 37027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we JASON M. SHEER AND WIFE, ELIZABETH B. SHEER, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MELTON G. GRANT AND WIFE, NYSOLA GRANT AND CHANTELE SIMONE GRANT, UNMARRIED AS TENNANTS IN COMMON WITH RIGHT OF SURVIVORSHIP, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in WILLIAMSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in ~~Williamson~~ Davidson County, Tennessee, being Lot No. 10 on the plan of Woodward Hills Subdivision , of record in Book 9700, page 900, as amended in Book 11766, page 32, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jason M. Sheer and wife, Elizabeth B. Sheer , by Deed from Todd Zeitlin Construction Co., dated June 12, 2002, of record in Instrument Number 20020617-0073030, Register's Office for ~~Williamson~~ Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 137 Woodward Hills Place, Brentwood, Tennessee 37027
(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 2nd day of October, 2006.

Jason M. Sheer

Elizabeth B. Sheer

STATE OF TENNESSEE

COUNTY OF Williamson

I, ~~Carol T. Baker~~ Sandi Meyer, a Notary Public of the County and State first above written, do hereby certify that Jason M. Sheer and wife, Elizabeth B. Sheer personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 2nd day of October, 2006.

Notary Public

My Commission Expires: 5/24/2008

(SEAL)

SANDY MEYER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800