WARRANTY DEED

Return to: First Title and Escrow Co., Inc.
File Number 25930 Box 9B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~XXXXXXXX~~ $446,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF OCTOBER, 2006.

NOTARY PUBLIC AT LARGE
Christina M. Read
My Commission Expires November 25, 2007
STATE OF TENNESSEE

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
Jonathan Corby	First Horizon Home Loan Corp.	Map 131-1-H
(NAME)	(NAME)	
302 Windemere Woods Drive	2525 West End Ave. Suite 400	Parcel 150 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, Tennessee 37203	
(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, I, **SHEILA WEINBERGER, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JONATHAN CORBY AND WIFE, ~~XXXXXX~~ *CLAIR B. CORBY**, 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:

*CLAIRE

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Revised Phase I and II, Windemere of record in Plat Book 6900, page 616, 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 Sheila Weinberger, unmarried, by deed from Beverly Kay Bond, unmarried, of record in Instrument #20020315-0032958, said Register's Office.

This conveyance is subject to (a) 2006 real property taxes which have been prorated and assumed by the grantor; (b) all matters appearing on the plan of record in Book 6900, page 616 and in Book 2083, page 45, said Register's Office; (c) restrictive covenants of record in Book 6958, page 576, Book 7173, page 35 and Book 7495, page 647, said Register's Office; and (d) easements of record in Book 3913, page 129, Book 3921, page 515, Book 4147, page 688, Book 4147, page 349 and Book 4147, page 353, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 302 Windemere Woods Drive, Nashville, Tennessee 37215
(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.

Davidson County DEEDWARR
Recvd: 10/27/06 13:38 2 pgs
Fees:13.00 Taxes:1652.79
20061027-0133645

Witness my hand this 24th day of October, 2006.

Sheila Weinberger

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 Sheila Weinberger, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 24 day of October, 2006.

Commission expires:

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 11/24/07

Notary Public