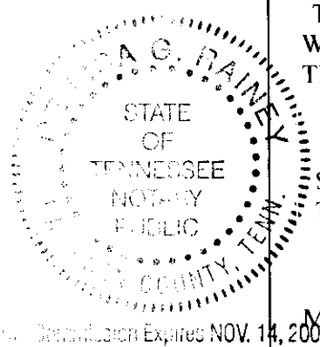
After Recording RETURN TO:
Closing & Title Services, Inc.
533 Rivergate Parkway
Goodlettsville, TN 37072-2027



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$337,000.00**

Regina E. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF NOVEMBER 2006.

Linda S. Rainey
Notary Public

MY COMMISSION EXPIRES: ~~May 24th 2008~~
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Suite 214, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne Collins	FIRST MAGNUS FINANCIAL CORP	**114-14A-008.00CO**
	7000 NORTH MOPAC	
(ADDRESS) **740 Woodland Way** **Nashville, TN 37208**	(ADDRESS) AUSTIN TX 38731	
(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, **Kenneth Joe Pharis and wife, Linda Faye Pharis**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Wayne Collins**, 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:
740 Woodland Way, Nashville, TN 37208

Land in Davidson County, Tennessee, being Lot. # 8, on the Final Plan of Section One, Woodland Forest, a Planned Unit Development, of record in Plat Book 6900, Page 534-536, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kenneth Joe Pharis and wife, Linda Faye Pharis by deed from I. Dyke Tatum, Trustee of record in Book 10561, Page 155, dated August 4, 1997 and recorded August 7, 1997, Register's Office for Davidson County.

Unimproved ☐

This is improved **X** **740 Woodland Way, Nashville, TN 37208**

(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: 11/21/06 12:42 2 pgs
Fees:13.00 Taxes:1246.90
20061121-0144567

Witness our hands this 17th day of November 2006

Kenneth Joe Pharis
Kenneth Joe Pharis

Linda Faye Pharis
Linda Faye Pharis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Kenneth Joe Pharis and wife, Linda Faye Pharis,** with whom I am personally acquainted and who upon her oath acknowledged themselves to be the person who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 17th day of November 2006.

Commission expires:

~~May 24, 2008~~

DELISA G. RAINEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

DeLisa G. Rainey
~~Regina E. Johnson~~ Notary Public

DeLisa G. Rainey