This document prepared by (and after recording return to):	
Name:	**Consumer Trust Title & Escrow, LLC**
Firm/Company:	
Address:	**219 Ward Circle**
Address 2:	**Suite 5**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**(615) 369-0039**

Davidson County DEEDWARR
Recvd: 12/01/06 10:07 3 pgs
Fees:18.00 Taxes:296.00

20061201-0148370

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **STEVE CHAISSON**, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto **DAVID WILLIAMS AND WIFE, AMANDA WILLIAMS** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson County, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NUMBER 19 AND PART OF A COURT AND PART OF 3 ALLEYS OF THE MINNIE E. MARTIN SUBDIVISION AS OF RECORD IN PLAT BOOK 547, PAGE 137, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SAID PROPERTY FRONTS 49.8 FEET ON THE SOUTH SIDE OF CREIGHTON AVENUE AND RUNS BACK BETWEEN PARALLEL LINES PARALLEL TO 150 FEET WEST OF RIVERSIDE BLVD., 201 FEET TO A DEAD LINE.

THIS BEING THE SAME PROPERTY CONVEYED TO FEDERAL NATIONAL MORTGAGE ASSOCIATION BY QUITCLAIM DEED FROM COUNTRYWIDE HOME LOANS, INC. BY DEED RECORDED SEPTEMBER 14, 2006 IN INSTRUMENT NO. 20060914-0113729, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

PROPERTY BEING FURTHER CONVEYED TO STEVE CHAISSON BY SPECIAL WARRANTY DEED OF FEDERAL NATIONAL MORTGAGE ASSOCIATION AKA FANNIE MAE, A CORPORATION ORGANIZED UNDER AND EXISTING PURSUANT TO THE LAWS OF THE UNITED STATES DATED OCTOBER 12, 2006 AND RECORDED OCTOBER 17, 2006 IN INSTRUMENT NO. 20061017-0128557, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SUBJECT TO RESTRICTIONS CONTAINED IN THAT DEED RECORDED OCTOBER 17, 2006 IN INSTRUMENT NO. 20061017-0128557, REGISTER'S OFFICE FOR DAVIDSON CCOUNTY, TENNESSEE WHICH STATES THE FOLLOWING: GRANTOR HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN $92,280.00 FOR A PERIOD OF THREE MONTHS FROM THE DATE OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN $92,280.00 FOR A PERIOD OF THREE MONTHS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

Map Parcel Number: 83-3-129

This property is known as: **2113 CREIGHTON AVENUE, NASHVILLE, TN 37206**

Subject to A CODE LETTER of record in Book 7943, Page 590 and all matters shown on the Plat of record in Book 547, Page 137, Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 29th day of November, 2006.

Grantor- Steve Chaisson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Steve Chaisson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 29 day of November 2006.

NOTARY PUBLIC

My Commission Expires:

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
STEVE CHAISSON
741 FOX RIDGE DRIVE
BRENTWOOD, TN 37027

Grantee(s) Name, Address, phone:
DAVID WILLIAMS AND AMANDA WILLIAMS
2113 Creighton Ave.
Nashville, TN 37206

SEND TAX STATEMENTS TO:

GRANTEE

State of TENNESSEE
County of Williamson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$80,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 29th day of November, 2006.

Affiant

Steve Chaisson
Type or Print Name

(Seal)

Notary Public

My commission expires:

W. Davis
Type or Print Name

WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires JAN. 20, 2009