This deed is being rerecorded to correct the name of the Grantee.

RE-RECORD

Mc Cann & Hubbard
7105 Crossroads Blvd. #105
Brentwood, TN 37027
615-377-3319

ALICIA R. HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
OCTOBER 10, 2009

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $133,000.00

Affiant

Subscribed and sworn to before me, this 14th day of August, 2006.

Notary Public

My commission expires:_____

Davidson County DEEDWARR
Recvd: 12/04/06 08:48 2 pgs
Fees:12.00 Taxes:0.00
20061204-0148876

**THIS INSTRUMENT PREPARED BY**
**McCann & Hubbard**
**7105 Crossroads Blvd. Suite 105**
**Brentwood, TN 37027**

Davidson County DEEDWARR
Recvd: 08/17/06 13:50 2 pgs
Fees:13.00 Taxes:492.10
[redacted]
20060817-0101724

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **Christopher B. Smith**<br>**Megan Manners Smith** | **GMAC Mortgage Corporation** | **Map 148 Group 14 Parcel 14** |
| **3935 East Ridge Drive** | **PO Box 4025** | |
| **Nashville, TN 37211** | **Coraopolis, PA 15108** | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**Myra J. Rhodermer, married**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Christopher B. Smith and Meagan Manners Smith, husband and wife**

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 Lot No. 148 on the Plan of Locustwood, Section Two, as of record in Book 2331, Page 147, said Register's Office. Said Lot No. 148 fronts 89 feet on the westerly side of East Ridge Drive and runs back 239.7 feet on the southerly line and 238 feet on the northerly line to a dead line in the rear, measuring 88.7 feet thereon.

Being the same property conveyed to Joe Arthur Edgens and wife, Myra J. Edgens by Warranty Deed from A.S. Johnson, dated September 17, 1957, of record in Book 2697, Page 539, Register's Office for Davidson County, Tennessee. Joe Arthur Edgens has since died. Myra J. Edgens has since remarried and is now known as Myra J. Rhodermer.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2331, Page 147, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 2601, Page 453, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

This is improved property known as 3935 East Ridge Drive, Nashville, TN 37211.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 14th day of August, 2006.

Myra J. Rhodermer

*Burl Rhodermer, spouse of Myra Rhodermer, joins in the execution of this instrument for the purpose of conveying his/her marital interests, if any, in subject property.

Burl Rhodermer

**STATE OF TENNESSEE )**
**COUNTY OF WILLIAMSON )**

Personally appeared before me, a Notary Public of said County and State, Myra J. Rhodermer and Burl Rhodermer, the within named sellers, with whom I am personally acquainted (or who proved to me their identity 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, at office, this 14th day of August, 2006.

Notary Public

My Commission Expires: 9/16/09

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: **06605-CD**
**RECORD & RETURN TO:**
**McCann & Hubbard**
**7105 Crossroads Blvd. Suite 105**
**Brentwood, TN 37027**