Davidson County DEEDWARR
Recvd: 12/04/06 11:26 2 pgs
Fees:13.00 Taxes:464.72

20061204-0149108

RECORD AND RETURN TO:
AMERICAN TITLE COMPANY, INC.
925 INDUSTRIAL DRIVE
OLD HICKORY, TN 37138

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 125,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 22nd day of November, 2006

Notary Public

MY COMMISSION EXPIRES:_____

SANDI McCLOUD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
AMERICAN TITLE CO., INC., 925 INDUSTRIAL DRIVE, OLD HICKORY, TN 37138

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Omar Dhies **1402 Pennock Avenue** **Nashville, TN 37207**	**New Owner**	**71-15-144.00**

FOR AND IN 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,

James Southerland and wife, Miriam Southerland

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

Omar Dhies, unmarried

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.'s 315 and 316, on the Plan of Highland Land Company's Subdivision, of record in Book 421, Page 14, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James Southerland and wife, Miriam Southerland, dated 09/2/2005, by Warranty Deed from Eaton Family Properties, LLC, a Tennessee limited liability company, and filed for record on 09/14/2005, in Instrument Number 20050914-0110483, in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as **1402 Pennock Avenue, Nashville, TN 37207**
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 our hands this 22nd day of November, 2006.

James Southerland by Stephen C. Fouche, Attorney-in-Fact

James Southerland by Stephen C. Fouche, Attorney-in-Fact

Miriam Southerland by Stephen C. Fouche, Attorney-in-Fact

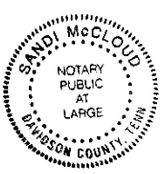
Miriam Southerland by Stephen C. Fouche, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 22nd day of November, 2006, before me personally appeared **Stephen C. Fouche** to me known to be the person who executed the foregoing instrument in behalf of **James Southerland** and wife, **Miriam Southerland** as **their** Attorney in Fact, and acknowledged that **he** executed the same as the free act and deed of the said **James Southerland** and wife, **Miriam Southerland**

Witness my hand and official seal at Nashville , Tennessee, this 22nd day of November, 2006.

My commission expires:_____ Sandi McCloud
Notary Public



NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE