(1) Box 34

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$315,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **1st DAY OF DECEMBER, 2006.**

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BOBBIE COOPER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Bobbie Cooper
My Commission Expires
January 24, 2009
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lida Horna	First Horizon Loan Corporation	**142-16-B-35CO**
(NAME)	(NAME)	
305 Brunswick Place	4000 Horizon Way	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Irving, TX 75063	
(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, **Stone Steps Realty, Inc.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lida Horna, a single person** 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:

Being Lot No. 35 on the Plan of Arlington Green, Phase 1, as of record in Book 6900, Page 399, and amended in Book 7517, Page 281 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stone Steps Realty, Inc. by deed from J. Trent Lehman, as Substitute Trustee of record in Instrument No. 20060614-0070497, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **305 Brunswick Place, Nashville, TN 37221**

(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: 12/04/06 14:42 2 pgs
Fees:13.00 Taxes:1165.50

20061204-0149410

Witness **my hand** this **1st day of December, 2006.**

Stone Steps Realty, Inc.

By:
Jeff Carneal, President

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Jeff Carneal**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the **President** of **Stone Steps Realty, Inc.,** the within named bargainor, and that as such **President**, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as **President.**

Witness my hand and official seal at **Nashville**, Tennessee this **1st day of December, 2006.**

Commission expires: **July 19, 2008**

Justin Tatum Notary Public