STATE OF TENNESSEE
COUNTY OF Davidson

15616-U

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Loraine E. Snyder
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December, 2006.

Notary Public

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Loraine E. Snyder	PHH Mortgage Services	142-5-8.00 CO
(NAME)	(NAME)	
1055 Todd Preis Drive	3000 Leadenhall Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37221	Mount Laurel, NJ 08054	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Donald B. Sharp and wife, Betty J. Sharp

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Loraine E. Snyder, 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:

A condominium Apartment in Davidson County, Tennessee, being Unit No. Z-403 together with the carport designated as Z-403-C, on the plan of Phase One, Section Four, River Plantation Condominiums, of record in Book 4860, pages 17, 18 and 19 and amended in Book 4860, pages 107, 108 and 109, all in the Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Donald B. Sharp and wife, Betty J. Sharp by deed from Ruben Macklin Perry and wife, Katherine E. Perry, filed of record in Instrument No. 20021002-0120221, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 1055 Todd Preis Drive, Nashville, TN 37221

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 their hands this 12th day of December, 2006.

Donald B. Sharp

Betty J. Sharp

Davidson County DEEDWARR
Recvd: 12/13/06 15:03 2 pgs
Fees:13.00 Taxes:592.00

20061213-0153893

15616-U

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

Donald B. Sharp and wife, Betty J. Sharp

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of December, 2006.

My commission expires _____

Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED