WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/28/06 09:23 2 pgs
Fees:13.00 Taxes:1279.83
20061228-0159959

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FORTHIS TRANSFER IS **$345,900.00**

AFFIANT

MELISSA J. LONG STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 30 DAY OF NOVEMBER, **2006.**

NOTARY PUBLIC

MY COMMISION EXPIRES 9/7/2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 907 RIVERGATE PKWY D1
GOODLETTSVILLE TN 37072

Address New Owner(s) As Follows:	*Send Tax Bills To:*	Map and Parcel Number:
DEBORAH BUTLER	**SAME** Option One Mortgage	**115-06-06**
967 WINDROW DR.	2600 Corporate Exchange Drive	
NASHVILLE, TN 37205	Columbis Oh 43231	

FOR AND IN CONSIDERATION OF THE SUM OF **$345,900.00**, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

ANDREA J. HOLLEY AND HUSBAND, ANTHONY R. HOLLEY

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

DEBORAH BUTLER and Charles Butler, wife and husband

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN PARCEL OR TRACT OF LAND IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 22, on the Plan of Section Two, West Meade Hills, of record in Book 2900, Page 98, Register's Office for Davidson County, Tennessee.

Said Lot No. 22, fronts 105, Feet, on the west side of Windrowe Drive and runs back between lines 389, feet on the north line and 385.8, feet on the south line to a broken dead line on the rear in which it measures 106.55, feet.

Being the same property conveyed to Andrea J. Holley and husband, Anthony R. Holley by Warranty Deed from Rosanne Jones Shannon, Laura Jean Jones a/k/a Laura J. Tarpley, and Charles A. Jones dated 02/28/03 and filed for record 03/26/03 in Instrument No. 200326-0039575, Register's Office for Davidson County, Tennessee. See also Power of Attorney for Andrea Holley of record on 12/28/06 **in Instrument #** 20061228015995 8 **, said Register's Office. See also Power of Attorney for Anthony Holley of record on** 12/28/06 **in Instrument #** 20061228015995 7 **, said Register's Office.**

Subject to all matters of record in the Plan of Record in Plat Book 2900, page 98, said Register's Office.

Subject to restrictions of record in Plat Book 3097, page 485, said Register's Office.

Subject to easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Subject to all taxes for the year 2007 and all subsequent years, a lien but not yet due and payable.

This ( )Unimproved
(X) Improved property is known as: **967 WINDROW DR. NASHVILLE, TN 37205**

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 not 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 ever 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 hand this 30th day of **NOVEMBER, 2006**

Andrea J. Holley by Charles J. Jones Jr. Atty-in-fact
ANDREA J. HOLLEY BY CHARLES J. JONES AS ATTORNEY IN FACT

Anthony R. Holley by Charles J. Jones Jr. Atty-in-fact
ANTHONY R. HOLLEY BY CHARLES J. JONES AS ATTORNEY IN FACT

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

On this 30 day of **NOVEMBER**, 2006, before me personally appeared **CHARLES J. JONES**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **ANDREA J. HOLLEY**, and who acknowledged that he executed the same as the free act and deed of **ANDREA J. HOLLEY**.

Witness my hand and official seal.

MELISSA J. LONG STATE OF TENNESSEE NOTARY PUBLIC (SEAL) WILSON COUNTY

Melissa J. Long
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8/7/2010

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

On this 30 day of **NOVEMBER**, 2006, before me personally appeared **CHARLES J. JONES**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **ANTHONY R. HOLLEY**, and who acknowledged that he executed the same as the free act and deed of **ANTHONY R. HOLLEY**.

Witness my hand and official seal.

MELISSA J. LONG STATE OF TENNESSEE NOTARY PUBLIC (SEAL) WILSON COUNTY

Melissa J. Long
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8/7/2010