File #20060467

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$133,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of December, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
StoneGate Title, LLC, Keith H. Solomon, 1749 Mallory Lane, Suite 400, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joshua Bland	Tennessee Bank & Trust	Map 147-11
(NAME) 519 LeeAnne Dr.	(NAME) 9000 Carothers Parkway	Parcel 73
(ADDRESS) Nashville, TN 37211	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (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, **Keith James McKenzie and wife, Lisa Lynn McKenzie,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Joshua Bland, a single man,** 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. 419 on the Plan of Whispering Hills, Section II-C, a plat of which is of record in Book 2663, pages 66 and 67, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Keith James McKenzie and Lisa Lynn McKenzie, husband and wife by deed from Carolyn Ferguson, unmarried of record in Book 11575, page 11, said Register's Office, dated June 18, 1999.

This instrument is being executed pursuant to a Power of Attorney of record in Instrument No. 20070102000013 6 of record in the Register's Office for Davidson County, Tennessee.

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

Unimproved ()
This is improved (X) property, known as **519 LeeAnne Dr., Nashville, TN 37211**
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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: 01/02/07 09:07 2 pgs
Fees:13.00 Taxes:492.10
20070102-0000137

Witness our hands this 29th day of December, 2006.

Keith James McKenzie
by Fran Harmon, his atty in Fact

Keith James McKenzie

By Fran Harmon, his Attorney-in-Fact

Lisa Lynn McKenzie
by Fran Harmon, her atty in Fact

Lisa Lynn McKenzie

By Fran Harmon, her Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 29th day of December, 2006, before me personally appeared Fran Harmon, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the attorney-in-fact of Keith James McKenzie and Lisa Lynn McKenzie and is authorized by them and does hereby acknowledge the execution of this instrument on their behalf, by virtue of an instrument of record in Instrument Number 20070102-0000136 Register's Office for Davidson, Tennessee.

WITNESS my hand and official seal this 29th day of December, 2006.

NOTARY PUBLIC

My Commission Expires: My Commission Expires May 24, 2009

(SEAL)

KEITH H. SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

Mail After Recording To:

StoneGate Title, LLC
1749 Mallory Lane, Suite 400
Brentwood, TN 37027