WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF DECEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

My Commission Expires JULY 21, 2007

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan Eric Rogers	**ebank Mortgage, LLC**	**103-16-F-1CO**
(NAME)	(NAME)	
3855 Whitland Avenue 12/29/06	**2401 Lake Park Drive**	
(ADDRESS)	(ADDRESS)	
Nashville, TN ~~37215~~ 37205	**Smyrna, GA 30080**	
(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, **Kenneth M. Colbert and wife, Gina S. Colbert**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jonathan Eric Rogers and Karen M. Rogers, husband and wife**, 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 Unit A on the Plan of Wilson Place of record in Plat Book 6200, page 3, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Wilson Place, a horizontal property regime established by Master Deed of record in Book 6268, page 296, said Register's Office.

Being the same property conveyed to Kenneth M. Colbert and wife, Gina S. Colbert by deed dated December 7, 2004 from Yiasin Cynthia Lin, a single person of record in Instrument No. 20041209-0146929, said Register's Office.

unimproved ☐

This is improved ☒ property, known as **3855 Whitland Avenue, Nashville, TN ~~37215~~** 37205 12/29/06

(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.

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

Kenneth M. Colbert

Kenneth M. Colbert

Gina S. Colbert

Gina S. Colbert
By: Kenneth M. Colbert, Attorney in Fact

By: Kenneth M. Colbert, Attorney in Fact

Davidson County DEEDWARR
Recvd: 01/03/07 14:01 2 pg
Fees:13.00 Taxes:795.50
20070103-0001200

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth M. Colbert, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he excuted the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29TH DAY OF DECEMBER, 2006.

Commission expires:



Notary Public

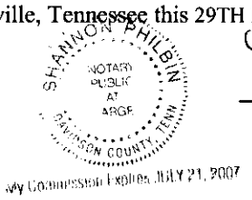
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Kenneth M. Colbert with whom I am personally acquainted, and who, upon his oath, acknowledged himself to be the Attorney-in-Fact for the within named Gina S. Colbert and being authorized to act on behalf of said persons he executed the foregoing instrument as her free act and for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29TH DAY OF DECEMBER, 2006.

Commission expires:



Notary Public