Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $177,000.00

Karen Collins
Affiant

Subscribed and sworn to before me, this 29 day of December, 2006.

Diane K. Mann
Notary Public
My commission expires: 2/22/2009

03-0612-34302

Address of New Owner:	Send Tax Bills to:	Tax Information
Amanda B. Vannaken	New Owner	136-13-0-A-012
1109 Waverunner Court East		
Nashville TN 37217		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Randolph B. Curvan and wife, Cheryl Curvan, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Amanda B. Vannaken, hereinafter called the Grantees, their successors 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. 12 on the Plan of Watersview, of record in Instrument No. 20021016-0127096, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Randolph B. Curvan and wife, Cheryl Curvan by deed from Ralph D. Stevens, dated October 11, 2002, recorded October 16, 2002, of record in Instrument No. 20021016-0127096, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 1109 Waverunner Court East, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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: 01/08/07 15:11 2 pgs
Fees:13.00 Taxes:654.90
20070108-0003369

WITNESS my hand this 29 day of December, 2006.

Randolph B. Curvan

Cheryl Curvan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Randolph B. Curvan and Cheryl Curvan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 29 day of December, 2006.

Notary Public
State of Tennessee at Large

My Commission expires: 7/24/2010

KAREN COLBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY