Davidson County DEEDWARR
Recvd: 01/12/07 10:28 2 pgs
Fees:13.00 Taxes:340.40

20070112-0005167

WARRANTY DEED

ADAM LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,000.00

Affiant

Subscribed and sworn to before me, this 9th DAY OF January, 2007.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

G-VR-06-2424

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. Fletcher	William H. Fletcher	
2424 Woodale Lane (ADDRESS)	2424 Woodale Lane (NAME)	59-12-50.00
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Nashville, TN 37207 (ADDRESS) (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we LAKISHA STEWART, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto WILLIAM H. FLETCHER, hereinafter called the Grantee(s), their heirs and assigns, that 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. 77 ON THE PLAN OF HIGHLAND TRACE SUBDIVISION, SECTION TWO, OF RECORD IN PLAT BOOK 5200, PAGE 616, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO LAKISHA STEWART, UNMARRIED BY WARRANTY DEED FROM TY A. CARTER, MARRIED, RECORDED ON THE 9TH DAY OF AUGUST, 2005 IN INSTRUMENT NO. 20050809-0093971, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

The property in subject to any and all easements and restrictions as shown of record in Book 5200, page 616; and Book 6143, page 781, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2424 Woodale Lane, Nashville, Tennessee 37207
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 9th day of January, 2007.

Lakisha Stewart

STATE OF Tennessee
COUNTY OF Davidson

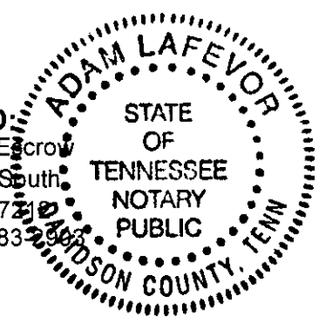
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lakisha Stewart, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 9th day of January, 2007.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV. 22, 2008

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903