Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref: _gj__ Title No: 48156

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 01/23/07 13:29 2 pg
Fees:13.00 Taxes:719.65

20070123-0009325

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Carl W. Crews III Mary A. Wirth 5013 Vineyard Point Hermitage, Tennessee 37076	Countrywide Home Loans, Inc. 801 Crescent Centre Drive Suite 510 Franklin, Tennessee 37067

TAX MAP-PARCEL NUMBERS: 098130B1900C0

098-13-0B019.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$194,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Todd D. Kanzinger and spouse, Sharon J. Kanzinger**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Carl W. Crews III and Mary A. Wirth ,as joint tenants with right of survivorship** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Newport Subdivision or record in Book 9700, Page 568, Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Todd D. Kanzinger and wife, Sharon J. Kanzinger by deed from Timothy W. Johnson and wife, Deborah E. Johnson of record in Doc. No. 20040426-0047216, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2007, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Page 568, said Register's Office, which Plan shows minimum building setback lines and easements to which plan reference is hereby made for a more complete description thereof. The Declaration of Covenants, Conditions and Restrictions of record in Book 10778, page 1, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 5013 Vineyard Point, Hermitage, Tennessee 37076

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of December, 2006.

Todd D. Kanzinger

Sharon J. Kanzinger

State of Delaware
County of New Castle

On this 20 day of December, 2006, before me the undersigned authority, personally appeared **Todd D. Kanzinger and Sharon J. Kanzinger**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: August 16, 2008

Notary

ALISHA COOPER
NOTARY PUBLIC
STATE OF DELAWARE
MY COMMISSION EXPIRES AUGUST 16, 2008

State of Delaware
County of New Castle

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $194,500.00

Affiant

Sworn and subscribed before me this 22nd day of January ~~2006~~ 2007

My Commission Expires:

Notary Public

CHRISTY W. IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007