Davidson County DEEDWARR
Recvd: 01/25/07 12:48 2 pgs
Fees:13.00 Taxes:577.94

20070125-0010369

WARRANTY DEED

ET-07-0702

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,200.00

Affiant

Subscribed and sworn to before me, this 17th DAY OF January, 2007.

Notary Public

MY COMMISSION EXPIRES: 6-30-10
(AFFIX SEAL)

DUSTIN C. DUNN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Katherine White	Countrywide Home Loans, Inc.	
2912 Chesney Court	(NAME) 801 Cresent Centre Drive, Ste.510	87-1-A-100 CO
(ADDRESS) Hermitage, TN 37076-4429	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we ELAINE W. BALLARD, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KATHERINE WHITE, UNMARRIED, 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 17, CHESNEY GLEN, SECTION THREE, as shown on plat of record in Plat Book 9700, Page 401, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Elaine W. Ballard, unmarried by Warranty Deed from Tom Tegarden and wife, Sharon Tegarden, recorded on the 21st day of December, 2004 in Instrument No. 20041221-0151469, in the Register's Office of Davidson County, Tennessee.

Subject to any and all existing restrictions and easements of record if any; including those listed in Plat Book 9700, page 401; Book 9700, page 215; Book 10278, page 279; Book 10449, page 215; Book 10449, page 217; Book 10640, page 944; Book 10469, page 924; Book 10528, page 73; Book 11317, page 674; Book 10290, page 256; Book 11577, page 623; Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 2912 Chesney Court, Hermitage, Tennessee 37076-4429
(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 17th day of January, 2007.

x Elaine W. Ballard
Elaine W. Ballard

STATE OF Tennessee
COUNTY OF Wilson

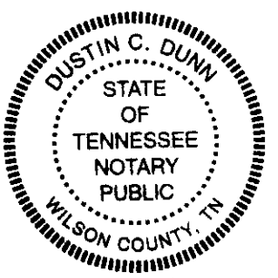
On this the 17th day of January, 2007, before me personally appeared Elaine W. Ballard, Unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 17th day of January, 2007.

Dust C. D—

Notary Public

My Commission Expires: 6-30-10



RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520