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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $265,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of January, 2007.

Notary Public
My commission expires: May 22, 2010

KATHY SNIDER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

03-0611-34275

Address of New Owner:	Send Tax Bills to:	Tax Information
Julie L. Doochin 4400 Belmont Park Terrace, #190 Nashville TN 37215	Franklin American Mortgage Co. 501 Corporate Center Drive Suite 400 Franklin, TN 37067	131-09-0-B-190

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, Jeanette Brown, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Julie L. Doochin, 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. 190, on the Plan of Arden Place, Section IV, of record in Book 4955, Page 5, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mrs. Lucile O. Brown, Miss Christine Brown and Miss Jeanette Brown by deed from Linda R. Elliot (formerly Linda R. Rutherford), dated 10-29-82, recorded 10-29-82, of record in Book 5957, Page 298, Register's Office for Davidson County, Tennessee. Mrs. Lucile O. Brown having since died.

Being further conveyed to Jeanette Brown by quitclaim deed from Christine Brown of record in Instrument No. 20061214-0154287, 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 4400 Belmont Park Terrace, #190, Nashville, TN 37215

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: 01/31/07 12:15 2 pgs
Fees:13.00 Taxes:980.50
20070131-0012830

WITNESS my hand this 26th day of January, 2007.

Jeanette Brown

Jeanette Brown
STATE OF TENNESSEE
COUNTY OF Davidson

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

Witness my hand in Nashville, TN, this 26th day of January, 2007.

Diane K. Mann

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

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