# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/09/07 09:38 2 pg:
Fees:13.00 Taxes:251.60

20070209-0016961

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7th day of FEBRUARY, 2007.

Notary Public

MY COMMISSION EXPIRES: 2-10-08
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| SANDRA ESKIC PAULIN | AMERICAN HOME MORTGAGE | MAP 82-4 PAR 190 |
| (NAME) | (NAME) | |
| | 538 BROADHOLLOW ROAD | |
| (ADDRESS) | (ADDRESS) | |
| | MELVILLE, NY 11747 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **LANEICE W. LOUDERMILK, TRUSTEE OF LANEICE W. LOUDERMILK REVOCABLE TRUST**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SANDRA ESKIC PAULIN AND HUSBAND, NEVILLE PAULIN,** HEREINAFTER CALLED THE GRANTEES, THEIR HER 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. 66 on the Plan of Thornby Place of record in Book 332, page 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Mobile/Manufactured Home Description: VIN #RAD 925701 Year 1997 Make Tradition/Fairmont.

Being the same property conveyed to Laneice W. Loudermilk, Trustee of Laneice W. Loudermilk Revocable Trust by deed dated October 17, 2003 of record in Instrument No. 20031021-0155199, Register's Office for Davidson County, Tennessee.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the afore described tract of land.

This is improved property, known as 877 W. SHARPE AVENUE, NASHVILLE, TN 37206
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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.

Witness my hand this 7th day of February, 2007.

LANEICE W. LOUDERMILK, TRUSTEE OF
LANEICE W. LOUDERMILK REVOCABLE TRUST

BY: Laneice W. Loudermilk, Trustee
LANEICE W. LOUDERMILK, TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the said County and State, LANEICE W. LOUDERMILK, TRUSTEE OF LANEICE W. LOUDERMILK REVOCABLE TRUST the within named bargainor(s), with whom I am personally acquainted or proved to be on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of February, 2007.

Commission expires: 2-10-08

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

Notary Public