RETURN TO:

First National Financial Title
25 Century Blvd., Ste. 203
Nashville, TN. 37214

N14938

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
First National Financial Title Services, LLC
25 Century Blvd., Suite 203
Nashville, TN 37214
Phone 615.883.0040 • Fax: 615.883.0827
File No. N14938

Davidson County DEEDWARR
Recvd: 03/02/07 12:37 2 pgs
Fees:13.00 Taxes:728.53
20070302-0025979

Property Address:
3140 Stafford Dr., Nashville, TN 37214 ---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Tina F. Williams and husband, Jack Wayne Williams**, hereinafter referred to as Grantors, have this day bargained and sold, and by these presents do hereby transfer and convey unto **Mike Casey, unmarried** , hereinafter Grantee, the following lands and property, together with all improvements located thereon, lying in the Davidson County, Tennessee, to-wit:

Being Lot No. 205 on the Plan of Stanford Country Club Estates, Section IV as of record in Book 2900, Page 83 and 84, Register's Office for Davidson County, Tennessee.

Beginning at a point in the southerly margin of Stafford Drive at the corner of Lot Nos. 204 and 205; thence with said drive in a westerly direction 147.35 feet to a monument; thence around a curve in a southerly direction 41.18 feet to a monument in the northeasterly margin of Dedham Drive; thence with said drive in a southeasterly direction 139.95 feet to a corner of Lot Nos. 205 and 206; thence along the dividing line of said lots, northeasterly 139.5 feet to the corner of Lot Nos. 205 and 205; thence with the line between said Lots in a northwesterly direction 85 feet to the point of beginning.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING THE SAME premises conveyed to Grantors by virtue of a warranty deed from Junior French Terrell and Catherine C. Terrell, dated April 28, 2004, and recorded May 11, 2004, in the Register's Office for Davidson County, Tennessee, Instrument Number 200405110053953.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2007 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] not a part of the homestead of Grantors and is not Grantor's marital residence, or [X] is part of the homestead of Grantors and if Grantor is married, the conveyance is joined by both Husband and Wife.

WITNESS Grantors' hands this 27th day of February, 2007.

_____{Seal}
Tina F. Williams

_____{Seal}
~~Jack~~ Wayne Williams

State of TENNESSEE
County of DAVIDSON

On this the 27th day of February, 2007, before me, the undersigned officer, personally appeared Tina F. Williams and Jack Wayne Williams, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they, executed same as their free act and deed.

ROBBIN YOUNT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires November 22, 2010

_____
Notary Public

My Commission expires: _____

We hereby swear or affirm that the actual consideration for this transfer, or the value of the property, whichever is greater is $196,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me this the 27th of February, 2007.

_____
Notary Public

My Commission expires: 9-16-07

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Name of Owner and Property Address:
Mike Casey

~~3140 Stafford Dr.~~
Nashville, TN 37214

Person Or Entity Responsible For Payment Of Taxes:
Countrywide Home Loans, Inc.
2021 N Gallatin Road
Suite 280
Madison, TN 37115

Tax Parcel ID#: 085-07-0-058.00