This Instrument Prepared by:
Title Corporation of America
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0702029
After Recording please return to:
Title Corporation of America
5115 Maryland Way, Brentwood TN 37027
File No. 0702029

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater for this transfer is **$206,500.00**

Affiant

Subscribed and sworn to before me, this 03/01/07

Notary Public
My commission expires: May 2, 2010

Davidson County DEEDWARR
Recvd: 03/02/07 13:44 2 pgs
Fees:13.00 Taxes:764.05
20070302-0026046

TAMILYN DERRYBERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and Address of New Owner:	Send Tax Bills To:	Tax Information:
Linda L. Mansur Jim Grinstead 2813 Harbor Lights Dr Nashville, TN 37217-3427	Suntrust Mortgage Inc PO Box 57028 Irvine, CA 92619-7028	136-05-1

WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Gary L. Goodman, Jr.**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Linda L. Mansur and Jim Grinstead wife and husband,** hereinafter called the Grantees, their heirs, successors 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. 21 on the Plan of Bayview Section One of record in Book 9700, Page 330, Register's Office for Davidson County, to which plan reference is made for a more complete description.

BEING the same property conveyed to Gary L. Goodman, Jr. by Warranty Deed from Dane Hanslow and wife, Mary Hanslow dated June 23, 2006 and recorded June 27, 2006 as Instrument No. 20060627-0076822, Register's Office for Davidson County, Tennessee.

BEING the same property previously conveyed to Dane Hanslow and wife, Mary Hanslow by Warranty Deed from John J. Herndon and wife, Kimberly M. Herndon dated 10/31/2001 and recorded November 5, 2001 in Instrument No. 20011105-0120812, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2006 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as **2813 Harbor Lights Drive, Nashville, TN 37217-3427**

Init _____ Init _____

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

In witness, whereof, I Gary L. Goodman, Jr., sign this Warranty Deed on this the 27th day of February, 2007.

Gary L. Goodman, Jr.

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Gary L. Goodman, Jr.** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 27th day of February, 2007.

TAMILYN DERRYBERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tamilyn Derryberry
Notary Public

My Commission Expires:
May 2, 2010