BOX 50-B
PREPARED BY:
BANKERS TITLE & ESCR
3310 WEST END A
NASHVILLE, TN 37

Davidson County DEEDWARR
Recvd: 03/07/07 11:58 3 pgs
Fees:18.00 Taxes:1054.50
20070307-0028173

*This instrument prepared by:*
*Fidelity Residential Solutions*
*16000 Dallas Parkway, Suite 400*
*Dallas, TX 75248*
*498583 200606990*
*Chasity Philpott*

# WARRANTY DEED

| ADDRESS NEW OWNER(s) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| (NAME) National Residential Nominee Services Inc. | (NAME) Same | 103-10 |
| (STREET ADDRESS OR ROUTE NUMBER) 16000 Dallas Parkway, 4th Floor Dallas, TX 75248 | (STREET ADDRESS) | 11 |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Suzanne Thompson, an unmarried woman have this day bargained and sold, and do hereby transfer and convey unto the said National Residential Nominee Services Inc.*

*the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:*

*See Attached Exhibit "A".*

***STATE OF*** Tennessee
***COUNTY OF*** Davidson

*The actual consideration or value whichever is greater, for this transfer is $* 285,000.00

*Affiant*

*Subscribed and sworn to before me this the* 28 *day of* February 2007.

*Notary Public*

*My commission expires:* May 24, 2008
*(Affix Seal)*

R. L. MOORE
NOTARY PUBLIC
AT LARGE
DAVIDSON COUNTY, TN

*This is unimproved ( ), known as 717 Branch Creek Road, Nashville, TN 37209*
*improved ( )*

*TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.*

*We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.*

*Whenever 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 our hand this* 25 *day of* October, 2006, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Suzanne Thompson

***STATE OF***
***COUNTY OF***

*Personally appeared before me,* Helen Brooks Kaye, *a Notary Public in and for said County and State, Suzanne Thompson, the within named bargainor* _____ *(fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* _____ *executed the within instrument for the purposes therein contained.*

*Witness my hand, at office, this* 25th *day of* October, 2006.

Helen Brooks Kaye
*Notary Public*
*My Commission Expires:* 11-15-2008

*(This a[illegible] Notarial Seal)*

HELEN BROOKS KAYE
NOTARY PUBLIC
STATE OF TEXAS
My Comm. Exp. 11-15-08

## *Exhibit "A"*

That certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Brookside Courts - Addition No. 3 of record in Plat Book 1835, Page 107, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

For information purposes only:

BEING the same property conveyed to Suzanne Thompson, an unmarried woman by Warranty Deed from Daniel E. Cortez and spouse, Jennifer C. Cortez, dated 09/10/04, recorded 09/14/04, as Document No. 20040914-0110761, in the Register's Office of Davidson County, Tennessee.