WARRANTY DEED

G-VRE-07-3600

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

Subscribed and sworn to before me, this 28th DAY OF February, 2007.

Notary Public

MY COMMISSION EXPIRES: MAY - 09

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE FRANCES RUDY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia K. Jackson	Countrywide Home Loans, Inc.	
3600 Hillsboro Pike #F-5	(NAME) 801 Crescent Center Drive, #510	
(ADDRESS) Nashville, TN 37215	(ADDRESS) Franklin, TN 37067	117-11-B-85 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MICHAEL S. CARPENTER, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto PATRICIA K. JACKSON, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being UNIT F-5, THE VILLAGER EAST CONDOMINIUM APARTMENTS, REVISED, as shown on plat of record in Plat Book 5200, Page 235, corrected in Book 5679, Page 78 and established under Master Deed of record in Book 5457, Page 298, in the Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

Being the same property conveyed to Michael S. Carpenter by Warranty Deed from Paul T. Kyne, recorded on the 4th day of October, 2004 in Instrument No. 20041004-0119224, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 5200, page 235; Book 5679, page 78; Book 5457, page 338; Book 5457, page 298; Book 5553, page 336; and Book 5450, page 744, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3600 Hillsboro Pike #F-5, Nashville, Tennessee 37215
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 28th day of February, 2007.

Michael S. Carpenter

Davidson County DEEDWARR
Recvd: 03/08/07 10:25 2 pgs
Fees:13.00 Taxes:462.50

20070308-0028595

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael S. Carpenter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 28th day of February, 2007.

Mary Frances Rudy
Notary Public

My Commission Expires: 7-24-10

(SEAL)

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903

