McCann & Hubbard
7105 Crossroads Blvd. #105
Brentwood, TN 37027
615-377-3319

J. Carlton Drumwright State of Tennessee Notary Public Williamson County (Notary Stamp)	**STATE OF TENNESSEE** **COUNTY OF DAVIDSON** The actual consideration or value, whichever is greater, for this transfer is $127,200.00 Affiant Subscribed and sworn to before me, this 9th day of March, 2007. Notary Public Expiration of commission. 9/16/09

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 105
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 03/19/07 12:21 2 pgs
Fees:13.00 Taxes:470.64
20070319-0032937

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Refugio A. Echeverria	**Countrywide Home Loans, Inc.**	**Map 162-9, Parcel 142**
231 Ash Grove Drive	**3011 Armory Drive, Suite 120**	
Nashville, Tennessee 37211	**Nashville, TN 37204**	

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 AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED,

Kamleh Yassin Titi. married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Refugio A. Echeverria, a single woman

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 110 on the Plan of Hickory View, Section 3, of record in Plat Book 6250, page 960, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Yaseen Titi, by Warranty Deed, from Buford D. Stinson, Jr. and wife, Linda A. Bradley Stinson, of record in Book 9535, page 86, Dated November 30, 1994, Register's Office for Davidson County, Tennessee. Yaseen Titi conveyed his interest in said property by Quitclaim Deed to Yaseen Titi and wife, Kamleh Yassin Titi, to create a tenancy by the entireties, of record in Instrument No. 20041026-0128404, Dated October 22, 2004, Register's Office for Davidson County, Tennessee. Yaseen Titi conveyed by Quitclaim Deed in said property to Kamleh Yassin Titi, of record in Instrument No. 20060118-0006683, Dated January 17, 2006, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 6250, page 960, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 7322, page 278 and Book 6893, page 570, Register's Office for DAVIDSON County, Tennessee.
Deed of Conveyance of record in Book 5597, page 729, Book 5597, page 714, Book 5738, page 619, Book 5738, page 634 and Book 7893, page 427, Register's Office for Davidson County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

This is known as 231 Ash Grove Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits. 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 9th day of March, 2007.

Kamleh Yassin Titi
Kamleh Yassin Titi

*Yaseen Titi, spouse of Kamleh Yassin Titi, joins in the execution of this instrument for the purpose of conveying his/her marital interests, if any, in subject property.

Yaseen Titi

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Kamleh Yassin Titi and spouse, Yaseen Titi, the within named sellers, with whom I am personally acquainted (or proved to me their identity 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, at office, this 9th day of March, 2007.

Notary Public

My Commission Expires: 9/16/09

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: **07218-SH**

RECORD & RETURN TO:

McCann & Hubbard
7105 Crossroads Blvd., Suite 105
Brentwood, TN 37027