Return to: Southern Land Title & Escrow, Inc.
934 Oldham Drive, Ste. 100-A
Nolensville, TN 37135
(615) 776-7461

Davidson County DEEDWARR
Recvd: 04/03/07 09:25 2 pg:
Fees:13.00 Taxes:1165.46
20070403-0039588

#491

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Laurie J. Stanley and husband, William J. Stanley	(NEW OWNERS)	Map 118-14
3620 Robin Road		Parcel 65
Nashville, TN 37204		

This instrument prepared by: Southern Land Title & Escrow, Inc., 934 Oldham Drive, Suite 100-A, Nolensville, TN 37135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Ronald E. Staley, married** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Laurie J. Stanley and husband, William J. Stanley,** (The "Grantees"), their heirs and assigns certain tract or parcel of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 15 on the Map of Marengo Park, Section "C", as of record in Book 1130, page 21, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ronald E. Staley by quitclaim deed from Ronald E. Staley, Executor of the Estate of Othella Staley; Case No. 07-34 in the Seventh Circuit Court of Davidson County, Tennessee of record in Instrument No. 20070110-0004293, said Register's Office.

This is the same description as used in the last deed of record.

This is not the personal, marital or primary residence of Grantor, his spouse and/or any dependents.

This conveyance is subject to the following:

1. **2007 Taxes, a lien not yet due and payable.**
2. **All matters appearing of record in Plat Book 1130, page 21, said Register's Office.**

This is improved property commonly known as **3620 Robin Road, Nashville, TN 37204.**

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

The actual consideration or value, whichever is greater for this transfer is $314,990.00.

Ronald E. Staley
Affiant

Subscribed and sworn to before me this
29th day of March, 2007

Judy Painter-Rose
Notary public:

JUDY PAINTER-ROSE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 22, 2011

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 29th day of March, **2007**.

Ronald E. Staley
Ronald E. Staley

[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 **Ronald E. Staley,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged **HE** executed the within instrument.

WITNESS my hand and official seal at Nolensville, Tennessee, this 29th day of March, **2007.**

Judy Painter-Rose
Notary Public

JUDY PAINTER-ROSE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires January 22, 2011