Davidson County DEEDWARR
Recvd: 04/04/07 09:21 2 pg
Fees:13.00 Taxes:455.10

20070404-0040182

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,000.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF March, 2007.

Notary Public

MY COMMISSION EXPIRES: 7/24/2008 (AFFIX SEAL)

SANDY MESSER NOTARY PUBLIC DAVIDSON COUNTY, TN AT LARGE

WARRANTY DEED

P-07-330

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Cantazaro	Regions Mortgage	122-10-A-384CO
330 Doe Ridge Court	(NAME) 810 Crescent Center Drive, Suite 300	
(ADDRESS) Nashville, Tennessee 37214	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we KHALILAH KING, UNMARRIED, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto PAUL CANTAZARO AND JANET C. CANTAZARO, hereinafter called the Grantees, 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 NO. 50 WOODLAND POINT, PHASE 9, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME (BEING THE TOWNHOME AREA AT WOODLAND POINT), LOCATED ON BUCK RUN DRIVE AND/OR ANTLER RIDGE CIRCLE, NASHVILLE, DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED IN A DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD AS INSTRUMENT NO. 20001011-0101044, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE (THE "ORIGINAL DECLARATION"), AMENDED BY FIRST SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES OF RECORD AS INSTRUMENT NO. 20020725-0089575, SAID REGISTER'S OFFICE (THE "FIRST SUPPLEMENT AND THE ORIGINAL DECLARATION BEING COLLECTIVELY REFERRED TO AS THE "DECLARATION"), TO WHICH REFERENCE IS HEREBY MADE. THE EASEMENTS, RESTRICTIVE COVENANTS, CONDITIONS AND REGULATIONS IMPOSED UPON AND RELATING TO THE UNITS, PROPERTY, CO-OWNERS AN
D TENANTS OF WOODLAND POINT, PHASE IX, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME, CONTAINED IN THE SAID DECLARATION, THE PLAN FILED AS EXHIBIT "B" TO SAID FIRST SUPPLEMENT APPEARING AT PAGE 6 THEREOF,AND BYLAWS APPENDED THERETO AS EXHIBIT "B" APPEARING AT PAGE 32 OF THE ORIGINAL DECLARATION, SAID REGISTER'S OFFICE ARE INCORPORATED IN THIS DEED BY REFERENCE AND MADE PART HEREOF THE SAME AS THOUGH COPIED HEREIN. BEING THE SAME PROPERTY CONVEYED TO KHALILAH KING, UNMARRIED (BEING ONE AND THE SAME PERSON AS KHALILAH R. KING) BY WARRANTY DEED FROM OLE SOUTH PROPERTIES, INC., RECORDED ON THE 21ST DAY OF JANUARY, 2004 IN INSTRUMENT NO. 20040121-0007908, 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.

unimproved ( )
This is improved (X) property, known as 330 Doe Ridge Court, Nashville, Tennessee 37214
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 30th day of March, 2007.

Khalilah King

Khalilah King

STATE OF TENNESSEE

COUNTY OF Williamson

I, Sandy Meyer, a Notary Public of the County and State first above written, do hereby certify that Khalilah King personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 30th day of March, 2007.

Notary Public

My Commission Expires: 5/24/2008

(SEAL)

SANDY MEYER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800