RETURN TO:

First National Financial Title
25 Century Blvd., Ste. 203
Nashville, TN. 37214

N14964

Davidson County DEEDWARR
Recvd: 04/11/07 10:54 3 pgs
Fees:18.00 Taxes:1220.63
20070411-0043274

This instrument prepared by:
Fidelity Residential Solutions
16000 Dallas Parkway, Suite 400
Dallas, TX 75248
520349 200701818
Terry Chandler

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) National Residential Nominee Services Inc.	(NAME) (same)	172.10-0B-064.00 CO
(STREET ADDRESS OR ROUTE NUMBER) 16000 Dallas Parkway, 4th Floor Dallas, TX 75248	(STREET ADDRESS)	
(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, Brian Dale McBroom and Elizabeth Chism McBroom, husband and wife 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".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. 20030319003641S in the Register's Office of Davidson County, Tennessee.

STATE OF
COUNTY OF Davidson The actual consideration or value whichever is greater for this transfer is $329,900.00

Affiant Dawn L. Cavagnaro

Subscribed and sworn to before me this the 9 day of APRIL, 2007

Notary Public Kevin Steinke

My commission expires: 9-14-07
(Affix Seal)

KEVIN STEINKE
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

This is unimproved ( ), known as 6272 Palomar Court, Nashville, TN 37211
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 19 day of March, 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Brian Dale McBroom

Elizabeth Chism McBroom

STATE OF Missouri
COUNTY OF St. Louis

Personally appeared before me, Sharon McClendon, a Notary Public in and for said County and State, Brian Dale McBroom, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19 day of March, 2006.

Sharon McClendon
Notary Public
My Commission Expires:

(This area for official notarial seal)

"NOTARY SEAL"
Sharon McClendon, Notary Public
St. Louis County, State of Missouri
My Commission Expires 6/22/2009
Commission Number 05733324

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Elizabeth Ryder Sykes, a Notary Public in and for said County and State, Elizabeth Chism McBroom, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of March, 2007.

Elizabeth Ryder Sykes
Notary Public
My Commission Expires: 11-24-2007

(This area for official notarial seal)

ELIZABETH RYDER SYKES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007

Exhibit "A"

Being Lot No. 64 on the Plan of Cluster Lot Development, Christiansted Valley, Phase 2, as shown by plat of record in Instrument No. 20010209-0012854, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.