WARRANTY DEED

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 172,900.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of April, 2007

_____
Notary Public

MY COMMISSION EXPIRES: 11-22-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Paul Lockel	Mortgage Company of America	Map 086
2320 Willesden Green Court	2416 21st Ave. South, Suite 202	Group 08-0-A
Hermitage, TN 37076	Nashville, TN 37212	Parcel 052.00-CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Chris R. Martindale and wife, Audrey R. Martindale

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto **Paul Lockel and Aurora Lockel, husband and wife,** 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:

BEING Lot No. 451, on the Plan of Phase 111-A, Camden Woods, of record in Plat Book 7900, Page 571, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Chris R. Martindale and wife, Audrey R. Martindale, by deed dated March 17, 2006, from Household Financial Center, Inc., of record in Instrument 20060327-0034776, said Register's Office.

This conveyance is subject to: (1) 2006 taxes, which have been prorated and assumed by the Grantees, and (2) All matters appearing on the plan of record in Plat Book 7900, page 571, said Register's Office.

This conveyance is subject to terms and conditions of the Restrictive Covenants and By-Laws of record in Book 7620, page 561, Book 7657, page 580, Book 7675, page 926, Book 9036, page 329, Book 9231, page 737, and Book 7620, page 583, said Register's Office.

Davidson County DEEDWARR
Recvd: 04/12/07 15:04 2 pgs
Fees:13.00 Taxes:639.73
20070412-0044307

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 2320 Willesden Green Court, Hermitage, TN 37076

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 our hands this 11th day of April, 2007.

_____
Chris R. Martindale

_____
Audrey R. Martindale

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at Nashville, Tennessee, this 11th day of April, 2007.

My Commission Expires: 11.22.10

Notary Public

