Please record and return to:
Forsythe Title and Escrow
2525 West End Avenue #350
Nashville, TN 37203

Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy West, Suite 107
Smyrna, TN 37167

Davidson County DEEDWARR
Recvd: 04/18/07 08:14 2 pg
Fees:13.00 Taxes:765.90
20070418-0045995

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $207,000.00

Affiant

Subscribed and sworn to before me, this 13th day of April, 2007.

Notary Public
My commission expires: 10-17-2009

STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

04-0704-52978

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Efe K. Owen	Countrywide Home Loans	151-09-0-A-172
4340 Cambridge Drive	3011 Armory Dr. Suite 120	
Antioch TN 37013	Nashville, TN 37204	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, David Orman Hamilton, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Efe K. Owen* Demetria L. Owen, hereinafter called the Grantees, their successors 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. 172, on the Plan of Phase II, Section I, Long Hunter Chase, of record in Book 7900, Pages 763 and 764; as corrected by Surveyor's Certificate of Correction of record in Book Book 9813, Page 167, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Delton H. Payne and wife, Karen P. Payne by deed from Radnor Homes, Inc., dated September 12, 1997, recorded September 15, 1997, of record in Book 10668, Page 733, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to David Orman Hamilton, unmarried by deed from Delton H. Payne and wife, Karen P. Payne, dated October 24, 2005, recorded November 2, 2005, of record in Instrument No. 20051102-0132572, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4340 Cambridge Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

* and wife,

WITNESS my hand this 13th day of April, 2007.

David Orman Hamilton

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, David Orman Hamilton and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 13th day of April, 2007.

State of Tennessee at Large

My Commission expires 10-17-2009

