RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

WARRANTY DEED

R-FC-07-0920

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $274,900.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF April, 2007.

Notary Public

MY COMMISSION EXPIRES 02. 22. 2009
(AFFIX SEAL)

JASON KEITH GRIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Thornton	JPMorgan Chase Bank, NA	
920 Brenton Park Court (ADDRESS)	1901 Roxborough Road (ADDRESS)	
Brentwood, TN 37027 (CITY) (STATE) (ZIP)	Charlotte, NC 28211 (CITY) (STATE) (ZIP)	160-15-B-11 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we RONALD P. DOUGLAS AND WIFE, SUZETTE Y. DOUGLAS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID THORNTON AND MICHELLE THORNTON, husband and wife, hereinafter called the Grantee(s), 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 Lot 11, BRENTON PARK, as shown on plat of record in Plat Book 7900, Page 820, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Ronald P. Douglas and wife, Suzette Y. Douglas, tenants by the entirety by Warranty Deed from Danco Development, Inc., recorded on the 20th day of March, 1995 in Deed Book 9622, Page 362, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to a) 2007 Property Taxes; b) instruments of record in Book 1130, Page 16; Book 7900, Page 820; Book 9488, Page 505; Book 7808, Page 501; Book 8149, Page 919; Book 7808, Page 441; Book 7808, Page 498; Book 10360, Page 351; Book 10360, Page 407; Book 10078, Page 727; said Register's Office; and c) any and all existing easements and restrictions as shown of record not stated herein.

unimproved ( )
This is improved (X) property, known as 920 Brenton Park Court, Brentwood, Tennessee 37027
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 19th day of April, 2007.

Ronald P. Douglas

Ronald P. Douglas

Suzette Y. Douglas

Suzette Y. Douglas

Davidson County DEEDWARR
Recvd: 04/23/07 12:21 2 pgs
Fees:13.00 Taxes:1017.13

20070423-0047917

STATE OF Tennessee
COUNTY OF

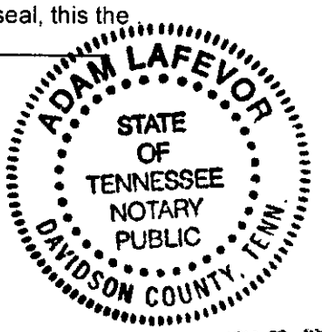
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes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

Witness my hand and official seal, this the

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV 22, 20[illegible]

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903