2DB

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
ONE AMERICAN CENTER, SUITE 550
3100 WEST END AVENUE
NASHVILLE, TN 37203
(615) 460-7478

PLEASE RETURN TO:
AMTITLE & ESCROW, LLC
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 131-02-0A-105.00CO

The actual consideration or value, whichever is greater, for this transfer is $105,800.00.

Affiant

Subscribed and sworn to before me this the 30th day of April, 2007.

My Commission Expires: 7-19-08

Notary Public

AMY D. NIX
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:

Carrie Wernholm
2116 Hobbs Road, Unit N-9
Nashville, TN 37215

SEND TAX BILLS TO:

Countrywide Home Loans, Inc.
4500 Park Granada
Calabasas, CA 91302

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **Jessica Young, a married person,** hereinafter referred to as "Grantor," has bargained and sold, and by these presents does transfer and convey unto **Carrie Wernholm, a single person,** her heirs and/or assigns, hereinafter referred to as "Grantee," a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being UNIT No. N-9, on the plan of Hobbs House Condominium Apartments, according to the Master Deed of record in Book 5289, page 515 amended in Book 5292, page 958; Book 5293, page 612 and Book 7802, page 299, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 4595, page 74 amended in Book 5200, page 54 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jessica Young in Instrument 20070215-0019528 recorded 2/15/2007, Register's Office for Davidson County, Tennessee.

BEING improved property known as: 2116 Hobbs Road, Unit N-9, Nashville, TN 37215.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have prorated between Grantor and Grantee and assumed by the Grantee herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," her heirs and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and "Grantor" does further covenant and bind herself, her heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee," her heirs and/or assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 05/02/07 11:36 2 pgs
Fees:13.00 Taxes:391.46

20070502-0052389

IN WITNESS WHEREOF, the "Grantor" has caused her name to be affixed hereto on this 30th day of April, 2007.

Jessica Young

The undersigned, being the spouses of Jessica Young, the Grantor herein, joins in this deed for the sole purpose of conveying any right, title or interest he may have in or to the within described real property, if any, by virtue of marriage, and notwithstanding any language contained in this deed to the contrary, makes no warranties or representations to Grantee or her heirs or assigns that any such rights exist as a matter of law. The undersigned is not an owner of record.

Steve Haruch

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Jessica Young,** the within named Grantor, 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 and official seal in Nashville, Tennessee, this 30th day of April, 2007.

Notary Public

My Commission Expires: 3/21/09

R. GARY CHAFFIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Steve Haruch,** the within named Grantor, 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 and official seal in Nashville, Tennessee, this 30th day of April, 2007.

Notary Public

My Commission Expires: 3/21/09

R. GARY CHAFFIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY TN