THIS INSTRUMENT PREPARED BY:
William E. Curphey & Associates
2605 Enterprise Road East
Suite 155 49-51247
Clearwater, Florida 33759

Return to and mail tax statements to:
DON RANDLE
720 CHARLIE GANN ROAD
OLD HICKORY, TN 37138

Property Tax ID#: 063-04-0-110-00

RETURN TO RECORDING DEPT.
Lenders First Choice
3850 Royal Avenue
Simi Valley, CA 93063

Davidson County DEEDWARR
Recvd: 05/08/07 13:03 5 pgs
Fees:27.00 Taxes:0.00
20070508-0055229

WARRANTY DEED

This instrument, made and entered into on this the 15th day of December, 2006, by and between JONI M. RANDLE, Grantor, and DON RANDLE and JONI M. RANDLE, husband and wife, whose address is 720 CHARLIE GANN ROAD, OLD HICKORY, TN 37138, Grantee.

Witnesseth:

That for and in consideration of the sum of $ 10.00 and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and by these presents, does hereby sell, transfer and convey unto the said Grantee, Grantee's successors and assigns, the following described real estate:

"SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A" INCLUDED HEREWITH AND MADE A PART HEREOF"

PROPERTY ADDRESS:
720 CHARLIE GANN ROAD
OLD HICKORY, TN 37138

To have and to hold unto the said Grantee, Grantee's successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantee, Grantor's successors and assigns, that Grantor has lawfully seized and possessed of the premises above conveyed, and has a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that the Grantor, will forever warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever.

In witness whereof, this Grantor has hereunto set a hand and seal on this the date first above written.

Witness

Joni M. Randle 12/15/06
JONI M. RANDLE

Printed Name

Witness

Printed Name

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainer, JONI M. RANDLE, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged and executed the within instrument as Grantor's free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 15 day of December, 2006.

Marie Milstein
Notary Public Marie Milstein
My Commission Expires 07/19/08

MARIE MILSTEIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

I or We, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $10.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Don Randle 12/15/06
Affiant Don Randle

Subscribed and sworn to before me this the 15 day of December, 2006.

Marie Milstein
Notary Public Marie Milstein
My Commission Expires: 07/19/08

MARIE MILSTEIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

Name and Address of Property Owner:
720 Charlie Gann Drive
Old Hickory TN 37138
Don Randle and Joan M. Randle

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Don Randle
720 Charlie Gann Rd.
Old Hickory, TN 37138

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

"Exhibit A"

EXHIBIT "A"

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. 26 ON THE PLAN OF RANGE HEIGHTS SUBDIVISION, SECTION 2, AS OF RECORD IN PLAT BOOK 8250, PAGE 936, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE A MORE COMPLETE AND ACCURATE DESCRIPTION.

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 063-04-0-110-00; SOURCE OF TITLE IS BOOK 11180, PAGE 331 (RECORDED 11/02/98)