Davidson County DEEDWARR
Recvd: 05/18/07 09:56 3 pgs
Fees:18.00 Taxes:396.83
20070518-0059488

PREPARED BY & RETURN TO:

CALVARY TITLE
1008 MEB CT.
MT. JULIET, TN 37122

WARRANTY DEED

FOR AND IN CONSIDERATION the sum of ONE DOLLAR, ($1.00) cash in hand paid, the r4eceipt of which is hereby acknowledged, the undersigned, JOANNA BAZEL has this day bargained and sold and does hereby transfer and convey unto DOIT L. CROSS AND WIFE, CYNTHIA D. CROSS , their heirs and assigns, forever, that certain parcel of real estate located in DAVIDSON County, the state of Tennessee, and being described as follows, to-wit:

See Exhibit "A" attached hereto and made apart hereof:

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said DOIT L. CROSS AND WIFE, CYNTHIA D. CROSS, their heirs and assigns, forever.

The undersigned covenants with the said Grantees that it is lawfully seized and possessed of said parcel of real estate and that it has a good right to convey the same and that it is unencumbered, except as otherwise herein set out, and except for the lien of the current years taxes.

The undersigned further covenants and binds itself, its successors and assigns, to forever warrant and defend the title to said real estate to the Grantees, their heirs and assigns, against the lawful claims of all person, whomsoever.

This Deed is subject to any and all leases recorded and/or unrecorded in the Register's Office for Davidson County, Tennessee.

WITNESS OUR HANDS THIS THE 15 **DAY OF** May **, 2007.**

Joanna Bazel

Joanna Bazel

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the state and county mentioned, personally appeared JOANNA BAZEL and I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the within named bargainor(s), executed the foregoing instrument for the purposes therein contained.

Witness ~~my hand~~ this 15th **day of** May **, 2007.**

LOLA A. TAYLOR
NOTARY PUBLIC AT LARGE
BEDFORD CO. TENN.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 02-17-08

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 107,250.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Doit L Cross
Affiant

Subscribed and sworn to before me this 15 **day of** May **, 2007.**

Lola A. Taylor
NOTARY PUBLIC

My Commission Expires: 12-17-08

LOLA A. TAYLOR NOTARY PUBLIC AT LARGE BEDFORD CO. TENN.

Map & Parcel No. MAP 064-13-0-b-047.00-CO

Name and address of new owner & send tax Bills to:

Doit L. Cross
102 Laurel Hill Dr., #102
Old Hickory, TN 37138

BEING UNIT NO. 102 ON THE PLAN OF LAUREL HILL COURTYARD HOMES (FORMELY THE VILLAGES OF SOUTH PARK, PHASE I), AS OF RECORD IN PLAT BOOK 6900, PAGE 573, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH A SAID PLAN REFERENCE IS HEREGBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO JOANNA BAZEL BY DEED DATED JANUARY 31, 2001 FROM DAVID WAYNE GREER AND WIFE, MILDRED L. GREER AS RECORDED IN INSTRUMENT NO. 20010205-0011125 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

(20070514-CROSS.PFD/20070514-CROSS/25)