WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of May, 2007

Notary Public: Patricia Nicholls

MY COMMISSION EXPIRES: 01/24/09
(AFFIX SEAL)

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Richard A. Northcutt, Metropolitan Escrow, Inc., 7000 Executive Center Dr., Ste. 110, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Tametha Ganaway	Professional Mortgage Group	Map 164
1409 Laurel Oak Drive	222 Robert Rose Drive	Group 12-0
Antioch, TN 37013	Murfreesboro, TN 37129	Parcel 20

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Terry T. Hill, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Tametha Ganaway, a single woman

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidsion County, State of Tennessee, described as follows, to wit:

Being Lot No. 20, 2nd Revision on the Plan of Meadow Woods, Phase I, of record in Plat Book 9700, Page 570, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Terry T. Hill, unmarried by deed from Ashley L. Towson Carpenter and husband, Joseph I. Carpenter, of record in Instrument 20020503-0054643, dated May 1, 2002 and recorded May 3, 2002 said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 1066, Page 748; Book 10788, Page 10; Instrument 20000524-0051988; Instrument 20010830-0094506; Instrument 20010911-0098356, Register's Office for said County.

This conveyance is made subject to: (1) 2007 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 9700, Page 570, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1409 Laurel Oak 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 and assigns forever; and we do covenant with the said GRANTEES 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 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.

Witness my hand this 17th day of May, 2007.

Terry T. Hill

Davidson County DEEDWARR
Recvd: 05/24/07 14:44 2 pgs
Fees:13.00 Taxes:463.98

20070524-0062234

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Brentwood, Tennessee, this 17th day of May 2007.

NOTARY PUBLIC

My Commission Expires: 01/24/09

