PREPARED BY & RETURN TO: PERRONE & YOUNG, ATTYS.
100 WESTPARK DRIVE, SUTIE 330
BRENTWOOD, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
1139 NW Broad St Suite 102
Murfreesboro, TN 37129

Davidson County DEEDWARR
Recvd: 05/25/07 10:55 2 pgs
Fees:13.00 Taxes:510.60

20070525-0062549

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $138,000.00

Affiant

Subscribed and sworn to before me, this 23rd day of May, 2007.

Notary Public
My commission expires: 11-22-10

13-0705-130660

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Edgar R. Morales	Mortgage Lenders of America	172-08-0-A
	3333 Aspen Grove DR. # 100	094.00CO
5909 Labrador Lane		
Antioch TN 37013	Franklin, TN 37067	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Gail L. Oakley Hillis and Troy S. Hillis, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Edgar R. Morales and wife, Fluvia Morales, hereinafter called the Grantees, their successors and assigns, 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. 94, on the Plan of Section Two-B, Hunters Branch, of record in Book 6900, Pages 336-337, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Gail L. Oakley, unmarried and Troy S. Hillis, unmarried by deed from Robert E. Thorne and Erica H. Thorne, dated March 9, 2004, recorded March 12, 2004, of record in Instrument No. 20040312-0028910, re-recorded in Instrument No. 20040325-0033833, Register's Office for Davidson County, Tennessee.
>
> Having married Troy S. Hillis, Gail L. Oakley is now known as Gail L. Oakley Hillis.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 5909 Labrador Lane, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 23rd day of May, 2007.

Gail L. Oakley Hillis

Troy S. Hillis

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Gail L. Oakley Hillis and Troy S. Hillis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Murfreesboro, TN, this 23rd day of May, 2007.

Theresa D. Dorsey
State of Tennessee at Large

My Commission expires: 09/21/09

THERESA D. DORSEY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE