WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/30/07 15:07 2 pgs
Fees:13.00 Taxes:74.00
20070530-0064263

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$20,000.00.**

Affiant

Subscribed and sworn to before me this 25th day of May, 2007.

Notary Public
My Commission expires: 8-22-07
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Yolanda Corbitt	new owner	176-05-0-A-093.00CO
2289 Rosecran Circle		
Lavergne, TN 37086		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Mary Lou Bassham, an unmarried person and Tammy Porter and unmarried person**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Yolanda Corbitt**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 278 on the plan of Hickory Woods Estates, Section C, of record in Book 6900, pages 885-887, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Mary Lou Basham, an unmarried person and Tammy Porter and unmarried person, by deed from W.L. Bainbridge, Inc., on July 30, 1999, of record in Book 11606, page 345, and re-recorded in Book 11671, page 278, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 6900, page 885-887, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 7823, page 857; and Book 9616, page 470; and Book 9616, page 477; and Book 7857, page 94, re-recorded in Book 7876, page 75; and Book 9678, page 187; and Book 9764, page 44, Register's Office for Davidson County, Tennessee.
- Boundary Plat of record in Book 6900, page 884, Register's Office for Davidson County, Tennessee.
- Homeowners Association Charter of record in Book 7857, page 87, Register's Office for Davidson County, Tennessee.
- Rules & Regulations of record in Instrument Numbers 20010614-0062709; and 20011015-0111957, Register's Office for Davidson County, Tennessee.
- By Laws of record in Book 7932, page 648; and Instrument Number 20010614-0062710 and 2003-1010-0150800, Register's Office for Davidson County, Tennessee.

This is improved property known as: **6609 Shadyview Drive, Antioch, TN 37013**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this May 25, 2007.

Tammy Porter

Tammy Porter

Mary Lou Bassham

Mary Lou Bassham

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Mary Lou Bassham, an unmarried person and Tammy Porter and unmarried person** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this May 25, 2007

My commission expires 9-22-07

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY