Return to:
Commerce Union Title
100 Bluegrass Commons
#210
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 06/05/07 08:55 2 pgs
Fees:13.00 Taxes:928.33

20070605-0066583

01.0550 2d

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$250,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **21ST DAY OF MAY, 2007.**

Notary Public

MY COMMISSION EXPIRES: ~~July 19, 2008~~. 01.20.2008
(AFFIX SEAL)

CARLA JOHNSON NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bryan Thomas Netti	Countrywide Home Loans, Inc	~~93-61-J-186CO~~
(NAME) **415 Church Street #2204**	(NAME) 1500 Memorial Blvd, Ste 104	093-06-1J 186.00
(ADDRESS) **Nashville, TN 37219**	(ADDRESS) Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Daniel Oakley, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bryan Thomas Netti**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A Certain Condominium apartment known as Unit 2204 of the Horizontal Property Regime of Viridian Condominium pursuant to Master Deed of record as Instrument No. 20061004-0122833 and Addendum of record in Instrument No. 20061004-0122834, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description. Also included in this conveyance is parking space Number 920, at the Viridian Condominium.

BEING part of the same property conveyed to Daniel Oakley and Desiree Oakley by Deed from Viridian Development Company, LLC, a Tennessee limited liability company, dated November 20, 2006, recorded on November 22, 2006 in Instrument number 20061122-0145149, in the Register's Office for Davidson County, Tennessee.

Desiree Oakley joins in the transfer and conveyance to relinquish any and all marital rights to said property.

unimproved ☐
This is improved ☒ property, known as **415 Church Street #2204, Nashville, TN 37219**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 **21st day of May, 2007**.

Daniel Oakley

Desiree Oakley

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Daniel Oakley and Desiree Oakley**, husband and wife, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the person(s) who executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this **21st day of May, 2007.**

Commission expires: **July 19, 2008**

JUSTIN TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Justin Tatum Notary Public

My Commission Expires JULY 19,2008