Davidson County DEEDWARR
Recvd: 06/05/07 09:47 2 pgs
Fees:13.00 Taxes:536.50
20070605-0066759

This Instrument Prepared By:
Law Offices Of:
Mark A. Nobles
Atlas-Nobles Bldg.
1006 Old Lascassas Pk
Murfreesboro, TN 37130

NAME AND ADDRESS OF NEW OWNER:
Connie R. Donoho
2458 Cabin Hill Road
Nashville, TN 37214

SEND TAX BILLS TO:
American Home Mortgage
520 BroadhollowRoad
Melville, NY 11747

Tax/Map Parcel ID:
73-16-32

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FOR AND IN THE CONSIDERATION OF TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Thomas R. Hensley, unmarried, ("Grantor") has this day bargained and sold and does hereby transfer and convey unto Connie R. Donoho, unmarried ("Grantee"), her heirs and assigns, forever, the following described real estate situated in Davidson County, Tennessee, to-wit:

> Land in the Davidson County, Tennessee, being Lot No. 148 on the plan of Sunset View Subdivision, Section 1 Revised, of record in Plat Book 2663, page 27, said Registers office, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Thomas R. Hensley by Deed from Mark P. Kiracofe of record in Instrument Number 20010209-0012798, said Register's Office.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said Connie R. Donoho, her heirs and assigns, forever.

The undersigned covenants with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good and lawful right to convey the same; and that the same is unencumbered except the 2007 property taxes which have been prorated between the parties.

The undersigned further covenants and binds himself, his successors and assigns, to forever warrant and defend the title to the said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

Possession of said real estate is to be given by the Grantor to the Grantee upon delivery of this Deed.

WITNESS MY HAND on this the 23rd of May, 2007.

Thomas R. Hensley

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Thomas R. Hensley, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument (WARRANTY DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL in Nashville, TENNESSEE, this the 23rd day of May, 2007.

Carol M Holmes
NOTARY PUBLIC
My Commission Expires: 6/22/08

Carol M. Holmes State Of Tennessee Notary Public County of Rutherford

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer is $145,000.00.

Connie R. Donoho
AFFIANT

SWORN to and subscribed before me,
this the 23rd day of May, 2007.

Carol M Holmes
NOTARY PUBLIC
My Commission Expires: 6/22/08

Carol M. Holmes State Of Tennessee Notary Public County of Rutherford