Box 8

WARRANTY DEED

SHANNON PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$156,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JUNE, 2007.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ryan Acree and Rebecca G. Wesley	**COUNTRYWIDE HOME LOANS**	**141-6-D-149CO**
(NAME)	(NAME)	
3393 Harpeth Springs Drive	P.O. Box 660694	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Dallas, TX 75266-0694	
(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, **GINGER G. LAWYER AND HUSBAND, AARON LAWYER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RYAN ACREE AND REBECCA G. WESLEY AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, 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:

LAND in Davidson County, Tennessee, being Unit No. 149 on the plan of Riverbridge Community, a Planned Unit Development of record in Instrument No. 20030213-0019999, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ginger Gayle Brake, an unmarried woman by deed from Beazer Homes Corporation, DBA Phillips Builders, a Tennessee Corporation of record in Instrument No. 20041208-0146198 Register's Office for Davidson County, Tennessee. The said Ginger Gayle Brake is now known as Ginger G. Lawyer.

This conveyance is subject to the following:
Restrictive covenants of record in Instrument No. 20030205-0016032 and Amended in Instrument No. 20050520-0056889; By-Laws of record in Instrument No. 20030218-0020987; Charter of the Homeowner's Association of record in Instrument No. 20030218-0020986; The Plan of Record in Instrument No. 20030213-0019999 and property taxes for the current year.

Aaron Lawyer, husband of the said Ginger G. Lawyer, joins in this conveyance for the purpose of conveying any and all right and title that he may now, or at any time in the future, have in subject property, especially his marital rights.

unimproved ☐

This is improved ☒ property, known as **3393 Harpeth Springs Dr., Nashville, TN 37221**

(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 our hands this 12th day of June, 2007.

Davidson County DEEDWARR
Recvd: 06/18/07 10:58 2 pgs
Fees:13.00 Taxes:577.20

20070618-0072464

Ginger G. Lawyer

Aaron Lawyer

STATE OF TENNESSEE

COUNTY OF DAVIDSON

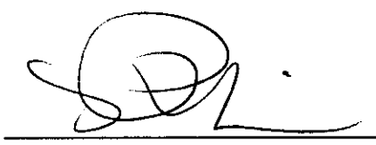
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ginger G. Lawyer and husband, Aaron Lawyer, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 12TH DAY OF JUNE, 2007.

Commission expires:



My Commission Expires JULY 21, 2007



Notary Public