First National

Davidson County DEEDWARR
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20070625-0075382

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
514077 CROWDER
Joy Frisch

# *WARRANTY DEED*

| ADDRESS NEW OWNER(s) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Laverne Williams | Laverne Williams | 052.14-0A-005.00CO |
| (NAME) | (NAME) | |
| 2521 Pennington Bend Rd #109 | 2521 Pennington Bend Rd #109 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37214 | Nashville, TN 37214 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Deborah G. Crowder and Robert L. Crowder, wife and husband have this day bargained and sold, and do hereby transfer and convey unto the said Laverne Williams the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

~~Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. xxxxxxxxxxxxxxxxxx in the Register's Office of xxxxxxxxxxxxxxxxxx County, Tennessee.~~

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 209,000.00

Affiant

Subscribed and sworn to before me this the 6 day of June, 2007.

Notary Public

My commission expires (Affix Seal)

ROBBIN YOUNT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires November 22, 2010

This is unimproved ( ), known as 2521 Pennington Bend Road #109, Nashville, TN 37214

improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 9 day of January, 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Deborah G. Crowder

Deborah G. Crowder

Robert L. Crowder

Robert L. Crowder

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Patrick W. Harrington, a Notary Public in and for said County and State, Deborah G. Crowder, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of January, 2007.

Notary Public
My Commission Expires: 05/24/2008

(This area for official notarial seal)

PATRICK W. HARRINGTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF
COUNTY OF

Personally appeared before me, Patrick W. Harrington, a Notary Public in and for said County and State, Robert L. Crowder, the within named bargainor married (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 9th day of January, 2007.

Notary Public
My Commission Expires: 05/24/2008

(This area for official notarial seal)

PATRICK W. HARRINGTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

FRS File No.: 514077 Customer File No.: CROWDER Deborah G. Crowder

# EXHIBIT A

Being Unit No. 5, of the Pennington Villas Townhomes, a horizontal property regime established by Master Deed of record in Instrument No. 20040811-0097169, Register's Office for Davidson County, Tennessee, to which Master Deed reference is hereby made for a more complete legal description.

For information purposes only:

BEING the same property conveyed to Deborah G. Crowder and husband, Robert L. Crowder by Warranty Deed from Richard Puncochar, d/b/a Pennington Partners, dated 12/28/05, recorded 12/29/05, as Document No. 200512290156387, Davidson County, Tennessee.