WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/27/07 14:12 2 pgs
Fees:13.00 Taxes:445.85
20070627-0076866

DENISE E. COLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER 120,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **22nd of June, 2007**

Notary Public

MY COMMISSION EXPIRES: **My Commission Exp. Jan. 26, 2008**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENISE E. COLE, ATTORNEY AT LAW
LOGOS TITLE & ESCROW, LLC
209 10th Ave. South, Suite 301A
NASHVILLE, TN 37203

ADDRESS OF NEW OWNER: AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lois D. Etienne	Countrywide Home Loans, Inc.	MAP 60-16 PARCEL 205
(NAME) 2804 Oakwood Avenue	(NAME) 1520 Memorial Blvd, Ste. 104	
(ADDRESS) Nashville, TN, 37207	(ADDRESS) Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I **Sean Page and Kimberly Page, husband and wife,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lois D. Etienne, married and Courtney N. Etienne, unmarried** HEREINAFTER CALLED THE GRANTEE(S), 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 Parcel "A", as shown on the map entitled Re-Subdivision Reserve Parcel "A", Section 1 Shepardwood Subdivision, of record Instrument No. 20070206-0015585, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to SEAN PAGE, MARRIED, by deed from DEBORAH M. THOMAS, MARRIED, of record Instrument No. 20070111-0004913, dated January 11, 2007, said Register's Office. Kimberly Page joins in this conveyance for the purpose of conveying all rights, title and interest in and to said property which she may have marital or otherwise.

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.

This is improved property known as: 2804 Oakwood Avenue, Nashville, TN 37207

Witness my/our hand(s) this 22nd day of June, 2007.

Sean Page, Seller

Kimberly Page, Seller

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 Sean Page and Kimberly Page, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official Seal this **22nd day of June, 2007.**

Notary Public

My Commission Exp. Jan. 26, 2008

My Commission Expires:_____

DENISE E. COLE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

Please return to
Logos Title & Escrow, LLC
209 10th Ave. South, Suite 301A
Nashville, TN 37203