State of Tennessee
County of Davidson
The actual consideration or value whichever is
Greater, for this transfer is $ 108,000.00

Robert Skelton SR
Affiant

Subscribed and sworn to before me, this the
22nd day of June, 2007

Darlene Edwards
Notary Public

My Commission Expires: 11-25-07

DARLENE EDWARDS STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

07-0193

THIS INSTRUMENT WAS PREPARED BY
Covenant Title & Escrow 100 North Main Street, Goodlettsville, TN 37072

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL:
Robert Skelton, Sr.	Homecoming Financial Network	072-14-0-0274.00
1608 Emerson Street	2101 Rexford Road Ste 250W	
Nashville, TN 37216	Charlotte, NC 28211	

Davidson County DEEDWARR
Recvd: 06/29/07 14:10 2 pgs
Fees:13.00 Taxes:399.60
20070629-0078027

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter name Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged by the Grantor, **Billy Kee, married** said Grantor does hereby bargain, sell, transfer and convey unto **Robert Skelton, unmarried and Ellen M. Johns , unmarried , 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 part of Lot No. 1 on the plan of the Old Cahal Property as of record in Book 57, page 150, Register's Office for said County, being the northerly part of Lot No. 5 on the unrecorded plan of George A. Pickup's Subdivision of said Lot No. 1, described as follows:

Beginning on the southerly margin of Emerson Avenue at a point 141 feet east of the easterly margin of Northview Avenue, said point being the northeast corner of Lot No. 1; thence with said avenue, eastwardly 70 feet to the corners of Lots Nos, 5 and 6; thence with the line between said two lots, southwardly 137.5 feet to a point 136 feet north of the northerly margin of Cahal Avenue, 70 feet to the easterly line of Lots No. 3; thence with the easterly line of Lots Nos. 3 and 2 and 1, northwardly 137.5 feet, more or less, to the beginning.

Being the same property conveyed to Billy Kee in Instrument 20050919-0111903 recorded 9/19/2005, Register's Office for Davidson County, Tennessee.

THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Commonly known as: 1608 Emerson Street, Nashville, TN 37216

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said GRANTEES, their heirs and assigns forever; and we do convenant 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 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 22nd day of June, 2007.

Billy Kee

STATE OF TENNESSEE
COUNTY OF Davidson

On this 22nd day of June, 2007, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Billy Kee to me know to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal at Goodlettsville , Tennessee, this the 22nd day of June, 2007.

Darlene Edwards
Notary Public

My Commission Expires: 11-21-07

DARLENE EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY