THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 07050149** Davidson County DEEDWARR Recvd: 07/02/07 11:07 2 pgs Fees:13.00 Taxes:1054.50 20070702-0078541	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $285,000.00. Affiant Subscribed and sworn to before me, this 28th day of June, 2007. Notary Public My Commission Expires:

JAMES T. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2009

WARRANTY DEED

Address New Owner: Andrew Macmillan and Sara Underhill 504 Barrywood Drive Nashville TN 37220	Send Tax Bills To: ABN AMRO Mortgage Group, Inc. 2600 W. Big Beaver Road Troy, MI 48084	Tax Information: Tax Parcel ID No. 146-12-0-105.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Renae J. Powell now know as Renae J. Powell Beaird, married** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Andrew Macmillan and wife, Sara Underhill**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot 226, CRIEVE HALL ESTATES, SECTION TWO, as shown on plat of record in Plat Book 2133, Page 45, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property. Being the same property conveyed to Renae J. Powell by Warranty Deed from Michael K. McLendon and wife, Kathy A. McLendon, recorded on the 25th day of September, 2003 in Instrument No. 20030925-0142437, in the Register's Office of Davidson County, Tennessee.

This is improved property located at 504 Barrywood Drive Nashville TN 37220.

Richard Beaird joins in this instrument to convey any and all interest, marital or otherwise, in said property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28th day of June, 2007.

Renae J. Powell Beaird

Richard Beaird

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Renae J. Powell Beaird and Richard Beaird, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of June, 2007.

Notary Public

My Commission Expires: 11/22/10

