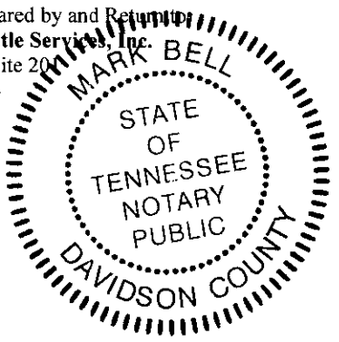
This Instrument Prepared by and Returned:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $210,000.00

Affiant

Subscribed and sworn before me this the 27th day of June, 2007.

Notary Public
My commission expires: 11/22/08

Davidson County DEEDWARR
Recvd: 07/02/07 11:20 2 pgs
Fees:13.00 Taxes:777.00
20070702-0078564

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Cavan McCann	Countrywide Home Loans, Inc.	95-3-98
2315 Ingleside Drive	3011 Armory Dr., Suite 120	
Nashville, TN 37214-2725	Nashville, TN 37204	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, John R. Stroud and wife, Charlotte O. Stroud, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Cavan McCann and wife, Jennifer McCann, as Tenants by the Entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot(s) 156, as shown on the map entitled Merry Oaks, of record in Book 1835, page 67-68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

SAID Lot No. 156 fronts 95 feet on the southerly side of Ingleside Road and runs back 168 feet on the easterly line and 205.2 feet on the westerly line, to a dead line in the rear, measuring 101.8 feet thereon.

Being the same property conveyed to John R. Stroud and wife, Charlotte O. Stroud, by deed from Karl Parker Simms and wife, Belle G. Simms, of record in Book 4820, page 323, dated May 24, 1974, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2315 Ingleside Drive, Nashville, TN 37214-2725.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 the 27th day of June, 2007.

John R. Stroud

Charlotte O. Stroud

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John R. Stroud and Charlotte O. Stroud, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27th day of June, 2007.

My commission expires:

11/22/08

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY