2

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JULY, 2007.

Notary Public

MY COMMISSION EXPIRES: 1-16-08

(AFFIX SEAL)

Susan B. Mott
State of Tennessee Notary Public
Williamson County

THIS INSTRUMENT WAS PREPARED BY
HomePlace Title, LLC
5560 Franklin Pike Circle
Suite 101
Brentwood, Tennessee 37027

Davidson County DEEDWARR
Recvd: 07/12/07 15:35 2 pgs
Fees:13.00 Taxes:536.50
20070712-0083291

20070261

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jane C. Yochum	Access National Mortgage	141-06-OD-034.00 CO
(NAME)	(NAME)	
3069 Harpeth Springs Drive	1800 Robert Fulton Drive, Ste 350	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Reston, Virginia 20191	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, Erin Morrow Still, formerly Erin Morrow, married, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jane C. Yochum and husband, Edwin L. Yochum 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:

Being Unit No. 34 on the Plan of Riverbridge Community, a Planned Unit Development, of record in Instrument Number 20030213-0019999, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Erin Morrow, an unmarried woman, by Warranty Deed dated December 9, 2003 from Beazer Homes Corp., d/b/a Phillips Builders, a Tennessee Corporation, of record in Instrument Number 20031209-0176122, Register's Office for Davidson County, Tennessee.

David Still joins in this conveyance to relinquish any right he may have in and to the property herein described by virtue of marriage to Erin Morrow Still.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 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.

unimproved ☐

This is improved ☒ property, known as 3069 Harpeth Springs Drive, Nashville, TN 37221

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my hand this 9th day of July, 2007.

Erin Morrow Still by Marie Glaser, Atty-in-fact

Erin Morrow Still
By: Marie Glaser, Atty-in-fact

David Still by Marie Glaser, Atty-in-fact

David Still
By: Marie Glaser, Atty-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Marie Glaser, known to me or satisfactorily proven to be the person who executed the foregoing instrument in behalf of Erin Morrow Still and David Still, and acknowledged that she execute the same by Power of Attorney, as the free act and deed of said Erin Morrow Still and David Still.

Witness my hand and Notarial Seal this 9th day of July.

Susan B. Mott

Notary Public

My Commission Expires: 1-16-08

Susan B. Mott
State of Tennessee Notary Public
Williamson, County

RETURN TO:

HomePlace Title, LLC
5560 Franklin Pike Circle
Suite 101
Brentwood, Tennessee 37027