ANN M. LEDET
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

R-HDH-07-6215

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $385,000.00

Catherine Ragsdale
Affiant

Subscribed and sworn to before me, this 16th DAY OF July 2007.

Ann M. Ledet
Notary Public

MY COMMISSION EXPIRES: 7/01/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian M. Hamilton	Countrywide Home Loans	
6215 Brownlee Drive (ADDRESS)	3011 Armory Drive, Ste. 120 (NAME) (ADDRESS)	115-11-85.00
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we GARLAND E. MCCARTY AND BARBARA B. MCCARTY, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRIAN M. HAMILTON AND WIFE, TONYA L. HAMILTON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 305, WEST MEADE FARMS, INC., SECTION L, as shown on plat of record in Plat Book 2133, Page 53, 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 by Quitclaim Deed from Garland E. McCarty and wife, Barbara B. McCarty to Garland E. McCarty and wife, Barbara B. McCarty, a tenants in common as recorded on the 26th day of September, 2005 in Instrument No. 20050926-0115354 and Warranty Deed from Clecie B. Hunter, unmarried to Garland E. McCarty and wife, Barbara B. McCarty as recorded on the 6th day of December, 2004 in Instrument No. 20041206-0144652, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those in Plat Book 2133, Page 53; Easement for Sanitary Sewers and/or Storm Drainage of record in Book 5584, Page 879; Restrictive Covenant for Detatched Structure of record in Instrument No. 20041209-0146981, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 6215 Brownlee Drive, Nashville, Tennessee 37205
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 16th day of July, 2007.

Garland E. McCarty

Barbara B. McCarty

Davidson County DEEDWARR
Recvd: 07/18/07 13:25 2 pgs
Fees:13.00 Taxes:1424.50

20070718-0085525

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Garland E. McCarty and Barbara B. McCarty, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

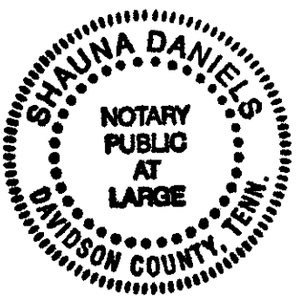
Witness my hand and official seal, this the 10th day of July, 2007.

Notary Public

My Commission Expires:

(SEAL)

MY COMMISSION EXPIRES:
November 22, 2008



RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903