Name and Address of New Owner:

Derik Brame
4612 Chutney Dr.
Antioch TN 37013

Send Tax Bills To:

Same

Prepared by:

Southeast Title
907 Rivergate Parkway S-B-1
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $119,900.00

Map & Parcel No.
165-14-82

Davidson County DEEDWARR
Recvd: 08/13/07 11:13 3 pgs
Fees:18.00 Taxes:443.63
20070813-0096480

Affiant

Subscribed and sworn to before me on 08/07/07

Notary Public

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Commission Expires May 23, 2011

My Commission Expires:

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Geri McBride, not married, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Derik Brame and Lonnette Connard, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows: * Husband and Wife

Property commonly known as: 4612 Chutney Drive, Antioch, TN 37013 County of Davidson

Located in Nashville, County of Davidson, State of Tennessee, to-wit: LAND in Davidson County, Tennessee, Being Lot No. 1, on the Plan of Peppertree Forest, Section 1, as of record in Book 6900, Pages 973-975, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Geri McBride, not married by deed from Roy L. Brock, not married dated 02/24/06 and filed of record in Instrument No. 200602240021747, said Register's Office.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 4612 Chutney Dr., Antioch, TN 37013.

GM

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they 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 year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 08/07/07.

Geri McBride

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Geri McBride, not married, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 7th day of August, 2007.

Notary Public

My Commission Expires:

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Commission Expires May 23, 2011

Certificate of Authenticity

I, Shelly M Bentley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN

County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Shelly M Bentley who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 7/25/09

Notary's Seal (If on paper)

Dellana Lowman
State of Tennessee Notary Public
Davidson County