WARRANTY DEED

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 14, 2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF AUGUST, 2007

Notary Public

MY COMMISSION EXPIRES: 6-14-08

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Erin Robbins	Countrywide Home Loans	094.01-0-439.00
(NAME)	(NAME)	
1612 Eastside Avenue	801 Cresent Centre Dr. #510	
(ADDRESS)	(ADDRESS)	2007-0542
Nashville, TN37206	Franklin, TN 37067	
(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, WE, Property Restoration Partners, L.L.C., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Erin Robbins, 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:

The following described tract/parcel of land in Davidson County, Tennessee, as follows:

All that certain lot or parcel of land situated in the County of Davidson, State of Tennessee, and being more particularly described as follows:

Being Lot Number 281, on the Plan of Edgefield Land Company's Subdivision, as shown by plat of record in Plat Book 57, page 130, Register's Office for Davidson County, Tennessee, to which plat referenc eis hereby made for a more complete legal description.

Being the same property conveyed to Johnney Pauley by warranty deed of Carlene Pride of record in Instrument No. 20070213-0018292, Register's Office of Davidson County, Tennessee, conveyance dated 02.05.2007. And further conveyed to Property Restoration Partners, LLC by Quitclaim Deed of Johnney Pauley of record in Instrument No. 20070312-0029752, Register's Office of Davidson County, Tennessee, conveyance dated 03/09/2007.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, 2007 County Taxes a lien against said property but are not yet due and payable. Map 94.01 Parcel 439.00 Subject to all matters appearing as shown by plat of record in Plat Book 57, page 130, Register's Office for Davidson County, Tennessee. Notice of Completion of record in Instrument No. 20040507-0052220, Register's Office of Davidson County, Tennessee.

This property, known as 1612 Eastside Avenue, Nashville, TN 37206
(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.

Davidson County DEEDWARR
Recvd: 08/28/07 15:53 3 pgs
Fees:18.00 Taxes:647.50
20070828-0103370

Witness my/our hand(s) this 23RD DAY OF AUGUST, 2007.

Property Restoration Partners, L.L.C.

BY: _____

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Johnny Pauley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged herself/himself sole member of Property Restoration Partners, L.L.C., the within named bargainor, a Tennessee limited liability company, and that Johnny Pauley, as such sole member being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the company herself/himself as sole member of said company.

Witness my hand and official seal, this the 23rd day of August, 2007.

_____
Notary Public

My Commission Expires: 6/14/08

(SEAL)

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 14, 2008

Certificate of Authenticity

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

Signature

State of Tennessee
County of Williamson

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

Witness my hand and official seal at office on this the 28th day of August, 2007

Notary's Signature

My Commission Expires: 1/4/11
Notary's Seal (If on paper)

DELLA L. HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 4, 2011