Return to:

Jack Case Wilson
Title Associates
7100 Executive Ctr. Dr., Suite 150
Brentwood, TN 37027
B-5445

Heather Lee
State of Tennessee Notary Public
Rutherford Co

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $225,000.00.

Jeff A McLeod
Affiant

Subscribed and sworn to before me, this the 31st day of August, 2007.

Heather Lee
Notary Public

My commission expires: 8-16-09

Davidson County DEEDWARR
Recvd: 09/06/07 10:37 2 pgs
Fees:13.00 Taxes:832.50
20070906-0106937

**THIS INSTRUMENT WAS PREPARED BY**
**Windmill Title, LLC**
**7103 Bakers Bridge Ave., Ste 103**
**Brentwood, TN 37027**
**Phone: (615) 613-0483**

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **Jeff McLeod** | Countrywide Home Loans | 2006: 06DU-83047 Map 172030B, Parcel 06600CO |
| **657 Magnolia Lane** | 750 Old Hickory Blvd. #180 | |
| **Nashville, TN 37221** | Brentwood, TN 37027 | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**Jared J. McKinney and Lynn Ann McKinney** *wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Jeff McLeod, unmarried**

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 66 on the Plan of The Woodlands, Phase 2 of record in Plat Book 6900, Page 635, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jared J. McKinney and Lynn Ann McKinney by deed from James Chris Arnold and Jessica Arnold, dated 4/17/2003, of record in Instrument No. 20030423-0054470, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and planning documents of record, and taxes for the year 2007 and subsequent years, a lien not yet due and payable.

This is improved (_X__) unimproved (____) property known as 657 Magnolia Lane, Nashville, TN 37221.

2006: 06DU-83047 Map 172030B, Parcel 06600CO is the parcel identification number assigned to the property by the county tax assessor's office.

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 in 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 HANDS EFFECTIVE AS OF August 31, 2007:

Jared J. McKinney

Lynn Ann McKinney

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

**STATE OF TENNESSEE** )
)
**COUNTY OF** Williamson )

**INDIVIDUAL ACKNOWLEDGEMENT**

Personally appeared before me, a Notary Public of said County and State, Jared J. McKinney and Lynn Ann McKinney, the within named Grantor(s), 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, at office, this the 31st day of August, 2007.

Notary Public

My Commission Expires: 9/20/08

---

**STATE OF TENNESSEE** )
)
**COUNTY OF** Williamson )

**ACKNOWLEDGEMENT FOR SIGNATURE MADE BY ATTORNEY-IN-FACT**

Personally appeared before me, a Notary Public of said County and State, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he/she is the attorney-in-fact for _____, and who further acknowledged that he/she executed the within instrument for the purposes therein contained by signing his/her name as the attorney-in-fact.

Witness my hand, at office, this the 31st day of August, 2007.

Notary Public

My Commission Expires:_____

20071332M

Return To: B-5445
Jack Case Wilson Title Assoc.
7100 Executive Ctr. Dr., #150
Brentwood, TN 37027