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Realty Title Box 485

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/11/07 09:06 2 pgs
Fees:13.00 Taxes:577.20
20070911-0108788

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 156,000.00

Marie Bradford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2007

Notary Public:

MY COMMISSION EXPIRES: 3/7/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Sue Mosher	Access National Mortgage	Parcel ID:
3405 Meadowlake Terrace	1800 Robert Fulton Drive Suite 350	13610003800
Nashville, TN 37217	Reston, VA 20191	

FOR AND IN 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

Kimberly W. Skinner and husband, Gary Skinner

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Sue Mosher

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 Lot No. 485, on the Plan of Priest Lake Park, Section Seven-A, of record in Plat Book 5200, Page 108 Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Kimberly W. Skinner, married, by deed from Cendant Mobility Financial Corporation, a Delaware Corporation, of record in Instrument 20060720-0087763, Register's Office for said County.

This conveyance is subject to: (1) 2007 county taxes, which have been prorated and assumed by the Grantees, and (2) all matters appearing on the plat of record in Plat Book 5200, pages 107-109, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 5499, page 879, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3405 Meadowlake Terrace, Nashville, TN 37217

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 29 day of August, 2007.

Kimberly W. Skinner

Gary Skinner

STATE OF VIRGINIA
COUNTY OF Henrico

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kimberly W. Skinner and husband, Gary Skinner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the
purposes therein contained.

Witness my hand and official seal this 29th day of August, 2007.

My Commission Expires: September 30, 2010

Notary Public

MARLO LASHLEY, JR.
COMMONWEALTH OF VIRGINIA
My Comm. Exp. September 30, 2010
ID # 7062706
NOTARY PUBLIC