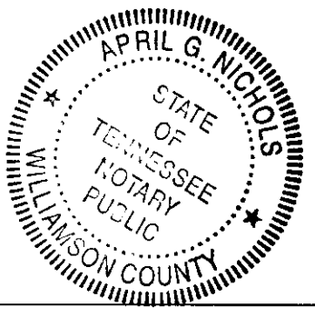
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,600.00

Angie McCloskey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF SEPTEMBER, 2007

April G. Nichols
Notary Public

MY COMMISSION EXPIRES: 6-12-11
(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
Anna Leigh Cleland	Indymac Bank	162-09-0-A
(NAME)	(NAME)	
5510 Country Drive #105	P.O. Box 78826	105.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN37211	Phoenix AZ 85062	
(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, Jeannie Timmons, unmarried and Cynthia L. Jones, a married person HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anna Leigh Cleland, a single woman, 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Townhouse No. 105, on the Plan of Hickory Valley Condominiums, Phase 2, as shown by plat of record in Plat Book 4460, page 133, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Jeannie Timmons, unmarried and Cynthia L. Jones, married, one half undivided interest each by warranty deed of Shelley Murrell, sole heir at law of record in Instrument #20070529-0063614, conveyance dated May 25, 2007, Register's Office of Davidson County, Tennessee.

Said property is not now nor has it ever been Grantors primary residence.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, 2007 Metropolitan Davidson County Taxes a lien against said property but are not yet due and payable. Map 162.09-0A Parcel 105.00CO Master Deed of record in Book 4659, page 32, clairfication of record in Book 4937, page 429, said Register's Office. HOA Charter of record in Book 7980, page 470, said Register's Office. Access easement of record in Book 4842, page 979, Book 5606, page 663 and Book 7497, page 740, said Register's Office. Easement in favor of NES of record in Book 3372, page 430, said Register's Office.

This property, known as 5510 Country Drive #105, Nashville, TN 37211
(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: 09/18/07 15:59 2 pgs
Fees:13.00 Taxes:398.12
20070918-0111849

Witness my/our hand(s) this 14th DAY OF SEPTEMBER, 2007.

Jeannie Timmons

Cynthia L. Jones

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeannie Timmons and Cynthia L. Jones, with whom I am personally acquainted (or provided 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 14th day of September, 2007.

Notary Public

My Commission Expires: 06/27/09

(SEAL)

JACKIE LAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 27, 2009