Davidson County DEEDWARR
Recvd: 09/20/07 09:20 2 pgs
Fees:13.00 Taxes:893.55

20070920-0112477

WARRANTY DEED

G-RE-07-1077

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $241,500.00

Affiant

Subscribed and sworn to before me, this 14th DAY OF September, 2007.

Notary Public

MY COMMISSION EXPIRES: 3/20/11
(AFFIX SEAL)

HEATHER L. BAKER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF RUTHERFORD

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vonie Fong Chang	New Owner (NAME)	
1077 Blairfield Drive (ADDRESS)	(ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	174-11-A-20.00 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we RANDY L. SCHEETER JR. AND WIFE KATRINA C. SCHEETER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto VONIE F. CHANG, AN UNMARRIED WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 516, CANE RIDGE FARMS, PHASE ONE, AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NO. 200008250083988, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO RANDY L. SCHEETER, JR. AND WIFE, KATRINA C. SCHEETER BY WARRANTY DEED FROM ANTHONY JONES AND WIFE, TAMMY JONES RECORDED AUGUST 15, 1006 AT INSTRUMENT NO. 20060815-0100444, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD IN INSTRUMENT NOS. 20000905-0087103, 20001204-0119093, 20010815-0188370, 20040319-0031603, 20041102-0131848, 20060112-0004819, 20010815-0088360, 200108150088361, 20020123-0009340, BOOK 5078, PAGE 476, AND BOOK 4428, PAGE 565.

unimproved ( )
This is improved (X) property, known as 1077 Blairfield Drive, Antioch, Tennessee 37013
(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 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 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 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 hand(s) this 14th day of September, 2007.

Randy L. Scheeter Jr.

Katrina C. Scheeter

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Randy L. Scheeter Jr. and Katrina C. Scheeter, the within named bargainor, 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 and official seal, this the 14th day of September, 2007.

Notary Public

My Commission Expires: 11/22/08

(SEAL) STATE OF TENNESSEE NOTARY PUBLIC PAM LAFFERTY DAVIDSON COUNTY, TN

RETURN TO
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903