WARRANTY DEED

R-VRE-07-3841

JOHN GLEAVES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,900.00

Affiant

Subscribed and sworn to before me, this 21st DAY OF September, 2007.

Notary Public

MY COMMISSION EXPIRES: 7-2-10

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 09/26/07 12:32 2 pgs
Fees:13.00 Taxes:436.23

20070926-0114788

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
Rodney Reed	Countrywide Home Loans (NAME)	
3841 Woodward Drive (ADDRESS)	400 Countrywide Way (ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Simi Valley CA 93065 (CITY) (STATE) (ZIP)	59-11-121.00

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 STEPHANIE WOODARD LESLIE A. WOODARD, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto RODNEY REED AND WIFE, PORSHA REED, 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 410, HAYNES MANOR, SECTION THREE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 4175, PAGE 11, 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 STEPHANIE WOODARD AND HUSBAND, LESLIE A. WOODARD BY WARRANTY DEED FROM ROY HOBSON AND WIFE, JANET D. HOBSON, RECORDED ON THE 20TH DAY OF SEPTEMBER, 2001 IN INSTRUMENT NO. 20010920-0102219, 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 INCLUDING THOSE IN PLAT BOOK 4175, PAGE 11 AND COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN BOOK 4228, PAGE 685, AMENDED IN BOOK 4243, PAGE 869, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )

This is improved (X) property, known as 3841 Woodward Drive, Nashville, Tennessee 37207
(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 21st day of September, 2007.

Stephanie Woodard NKA Stephanie Drennan

Stephanie Woodard

Leslie Woodard

Leslie A. Woodard

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephanie Woodard and Leslie A. Woodard, 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 21st day of September, 2007.

Notary Public

AKA ★ Stephanie Drennan

My Commission Expires: 7-2-10

(SEAL)

JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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