Davidson County DEEDWARR
Recvd: 09/26/07 15:07 2 pgs
Fees:13.00 Taxes:296.00

20070926-0114965

BOX 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF SEPTEMBER, 2007. Notary Public MY COMMISSION EXPIRES: 08/23/2011 (AFFIX SEAL)

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LINDA GAIL CROSS	**EQUITY SERVICES, INC. DBA AFFORDABLE FUNDING**	**142-06-0A-103.00**
(NAME) **810 BELLEVUE ROAD, UNIT #103**	(NAME) **5711 SIX FORKS ROAD, SUITE 310**	
(ADDRESS) **NASHVILLE, TN 37221**	(ADDRESS) **RALEIGH, NC 27609**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, HELEN ROBYN GATLIN KENNEDY, EXECUTRIX OF THE ESTATE OF BOBBYE J. YOUNG, DECEASED, PURSUANT TO ORDER OF THE PROBATE COURT FOR DAVIDSON COUNTY, TENNESSEE, DOCKET NO. 07P-329,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **LINDA GAIL CROSS, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being Building No. 1, Unit No. 103 together with garage space designated as 103G on the Plan of "Peppertree", Creekside Meadows Condominiums of record in Book 4675, Pages 128, 129, and 130, Register's Office for Davidson County, Tennessee, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to BOBBYE J. YOUNG, UNMARRIED, by deed from JOO M. FOUTS AND HUSBAND, MICHAEL L. FOUTS, of record in Book 11677, page 107, dated September 23, 1999, said Register's Office, the said Bobbye J. Young having since died. The Last Will and Testament of Bobbye J. Young filed with the Davidson County Probate Clerk's Office as Docket No. 07 P-329, appoints Helen Robyn Gatlin Kennedy, as Executrix of the Estate of Bobbye J. Young and further by Order instructs said Executrix to sell the property herein described.

This conveyance is subject to all matters as shown on the Plan of record in Plat Book 4675, pages 128, 129 and 130; the Master Deed of record in Book 4834, page 257, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, and Book 5259, page 5, and any and all other easements, conditions and restrictions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **810 BELLEVUE ROAD, UNIT 103, NASHVILLE, TN 37221**
(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, her heirs and assigns forever; and we do covenant with the said GRANTEE 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, her 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 26 day of September, 2007.

Helen Robyn Gatlin Kennedy, Executrix Of the Estate Of Bobbye J. Young

HELEN ROBYN GATLIN KENNEDY, EXECUTRIX OF THE ESTATE OF BOBBYE J. YOUNG

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Helen Robyn Gatlin Kennedy, Executrix of the Estate of Bobbye J. Young,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 26 day of **September, 2007.**

My commission expires: 08/23/2011

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

Lee A. Cohen
Notary Public