WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/08/07 11:47 2 pgs
Fees:13.00 Taxes:472.12
20071008-0119660

JOHN GLEAVES 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 $127,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF SEPTEMBER, 2007

Notary Public

MY COMMISSION EXPIRES: 7-2-10
(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
Tammie Meshelle Moody	Regions Bank d/b/a Regions Mortgage	Map 72.16-0-Parcel 169.00
(NAME)	(NAME)	
1512 Preston Drive	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN37206	Birmingham, AL 35244	
(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, Ryan D. McClung, a married person HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tammie Meshelle Moody, an unmarried 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 Lot No. 81 on the Plan of Part Two, Porter Heights of record in Plat Book 1424, page 79, as amended in Book 5193, page 957, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ryan D. McClung by warranty deed of Donna R. Frater, unmarried of record in Instrument No. 20050330-0034340, conveyance dated March 18, 2005, Register's Office of Davidson County, Tennessee.

Robin McClung joins in the execution of this instrument for the purpose of conveying her interest, marital or otherwise, in the above described property.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, 2007 County Tax a lien against said property but are not yet due and payable. Map 072-16-0-169.00 Subject to all matters appearing on the Plan of Part Two, Porter Heights, of record in Plat Book 1424, page 79, as amended in Book 5193, page 957, said Register's Office. Amendment change of minimum building setback line of record in Book 5193, page 957, said Register's Office.

This property, known as 1512 Preston Drive, Nashville, TN 37206
(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.

Witness my/our hand(s) this 27th DAY OF SEPTEMBER, 2007.

Ryan D. McClung

Robin McClung

STATE OF Connecticut
COUNTY OF Hartford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ryan D. McClung and Robin McClung, 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 27th day of September, 2007.

Notary Public

My Commission Expires: Sept 30, 2007

(SEAL)

