Davidson County DEEDWARR
Recvd: 10/11/07 14:25 2 pgs
Fees:13.00 Taxes:723.71

20071011-0121119

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$195,597.00**.

June Ballard
Affiant

Subscribed and sworn to before me, this the 5th day of October, 2007.

Rachael A. Alexander
Notary Public

My commission expires: 4/21/08
(AFFIX SEAL)

RACHAEL A. ALEXANDER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENN. My Commission Expires 04/21/2008

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc.
615 Main Street P.O. Box 60429 Nashville, TN 37206

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
William L. Smith Sr. **Janice M. Smith**	Countrywide Bank, FSB	
3404 Chateau Valley Lane	3011 Armory Dr., Ste. 120	**Map 059 15 0 A**
Nashville, TN 37207	Nashville, TN 37204	**Parcel 066.00 CO**

FOR AND IN 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 ACKNOWLEDGE, WE,

Reginald L. Rucker, Sr. and wife, Nicole J. Rucker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William L. Smith Sr. and wife, Janice M. Smith, and William L. Smith Jr.

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:

BEING Lot No. 156, on the plan of Phase II, Chateau Valley, of record in Book 8250 page 932, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more particular description thereof.

BEING the same property conveyed to Reginald L. Rucker, Sr. and wife, by instrument executed July 2, 2000, which is of record as Inst. No. 20000713-0069600, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all matters as shown on the plan of record in Book 8250 page 932, Register's Office, Davidson County, Tennessee; and, to restrictions, declarations, dedications, agreements memorandums, assessments, covenants, conditions, and/or easements of record against said property which are of record in said Register's Office; especially to restrictions of record as Inst. No. 20000719-0071375, of record in said Register's Office.

This is improved property known as **3404 Chateau Valley Lane, Nashville, TN 37207**

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 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 convenant 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 5th day of October, 2007.

Reginald L. Rucker, Sr.

Nicole J. Rucker

WILLIAM B. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Reginald L. Rucker, Sr. and wife, Nicole J. Rucker,** the within named bargainor, with whom I am personally acquainted (or who 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, at office, this **5th** day of **October, 2007.**

Notary Public

My Commission Expires: 3-30-2010