THIS INSTRUMENT PREPARED BY AND
AFTER RECORDING RETURN TO:

Heritage Title Services, LLC

919 West Main Street
Suite M-1

Hendersonville, TN 37075

Address New Owner(s)
Emma Hill
5805 Teepee Trace
Antioch, Tennessee 37013

Send Tax Bills To:
Emma Hill
5805 Teepee Trace
Antioch, TN 37013

Map & Parcel Nos.:
181-03-0A-084.00

Davidson County DEEDWARR
Recvd: 10/24/07 10:15 2 pgs
Fees:13.00 Taxes:758.50

20071024-0125686

WARRANTY DEED

THIS INDENTURE, made and entered into this **5th day of October 2007**, by and between **Judy C Cunningham, unmarried,** party of the first part, and **Emma Hill, unmarried,** party of the second part,

WITNESSETH: That for and in consideration of **TWO HUNDRED FIVE THOUSAND AND 00/100 DOLLARS ($205,000.00)** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Antioch, County of Davidson, State of Tennessee:

Being Lot No. 84 on the plan of Section Two, Indian Creek Estates, of record in Book 9700, Pages 558 and 559, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Judy C Cunningham from Fox Ridge Homes, Inc. by deed dated May 14, 1997, of record in Book 11486, Page 171 in the records for Davidson County, TN.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Judy C Cunningham

STATE OF TENNESSEE, COUNTY OF Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Judy C Cunningham, unmarried,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this **5th day of October 2007.**

My commission expires: 1-3-11

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

Jacqueline G Brown
Notary Public

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$205,000.00,** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

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

Melinda Sutherland

MELINDA SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Comm. Expires March 20, 2010

PROPERTY ADDRESS:
5805 Teepee Trace
Antioch, TN 37013