This instrument prepared by:
Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074

return To:
Lenders First Choice
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Davidson County DEEDWARR
Recvd: 11/01/07 12:52 2 pgs
Fees:12.00 Taxes:0.00

20071101-0128892

WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Courtney and Harold Boerner
964 Graybar Lane
Nashville, Tennessee 32704

MAIL TAX STATEMENT TO:
Courtney and Harold Boerner
964 Graybar Lane
Nashville, Tennessee 32704

MAP PARCEL NUMBERS:
Map/Parcel: 118-13-0-080-00

FOR AND IN CONSIDERATION of the sum of One dollar and no/100 ($1.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Courtney Boerner, formerly known as Courtney Woodard and Harold Craig Boerner, wife and husband, who acquired title as single individuals as joint tenants with right of survivorship** has this day bargained and sold, and does hereby transfer and convey unto the said **Courtney Boerner and Harold Craig Boerner, wife and husband, as tenants by the entirety**, Grantees herein, their successors and assigns, certain real estate in **Davidson** County, **Tennessee** as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 26 ON THE PLAN OF PART OF NOEL'S ESTATE YEARWOOD SUBDIVISION, AS OF RECORD IN PLAT BOOK 1424, PAGE 48, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Courtney Woodard and Harold Craig Boerner, as joint tenants with right of survivorship by Deed from Carolyn L. Webb of record as Instrument No. 20030602-0074683, said Register's Office.

The express purpose of this conveyance is to Change Name.

This is unimproved (✓) property known as 964 Graybar Lane, Nashville, Tennessee 32704
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

36-02360864

Witness our hand this 24 day of October, 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Courtney Boerner, f/k/a Courtney Woodard

Harold Craig Boerner

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF Davidson) ss

Personally appeared before me, Ann Stathos Donnell, a Notary Public in and for said County and State, **Courtney Boerner, f/k/a Courtney Woodard and Harold Craig Boerner** the within named bargainor, individual(s), 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.

Given under my hand and official seal of office at Nashville TN this 24 day of October, A.D., 2007.

NOTARY STAMP/SEAL

Ann Stathos Donnell Notary Public State of Tennessee Davidson County

NOTARY PUBLIC

Notary Commission Expires: 01/24/09

AFFIDAVIT OF VALUE

STATE OF Texas)

COUNTY OF Collin)

The actual consideration or value whichever is greater, for this transfer is $ 1.00.

Subscribed and sworn to before me this the 29th day of October, 2007.

(Affix Seal)

Affiant

Notary Public

My Commission Expires: 9/15/2010

AMANDA SMITH
Notary Public, State of Texas
My Commission Expires
September 15, 2010