Davidson County DEEDWARR
Recvd: 11/06/07 10:40 2 pgs
Fees:13.00 Taxes:518.00
20071106-0130787

Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy West, Suite 107
Smyrna, TN 37167

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Chris H
Affiant

Subscribed and sworn to before me, this 26th day of October, 2007.

Notary Public
My commission expires: 9/25/10

04-0707-53067

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Christina Lockhart 5012 Trailwater Drive Antioch TN 37013	Same as new owner	176-02-0-022

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Beverly A. Day, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Christina Lockhart, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 192, on the Plan of Peppertree Forest Subdivision, Section 19, of record in Book 7900, Page 574, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Glen L. Day and wife, Beverly A. Day by deed from John T. Russell, Jr. and Paula L. Russell, dated March 29, 1996, recorded April 1, 1996, of record in Book 9997, Page 496, Register's Office for Davidson County, Tennessee. Glen L. Day having since died.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5012 Trailwater Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

WITNESS my hand this 26th day of October, 2007.

Beverly A. Day

Beverly A. Day

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Beverly A. Day , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 26th day of October, 2007.

Amanda M. Clark

State of Tennessee at Large

My Commission expires 10-17-2009

AMANDA M. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Record & return to:
Bosch Title, LLC
5252 Hickory Hollow Parkway,
Suite 1015
Antioch, Tennessee 37013