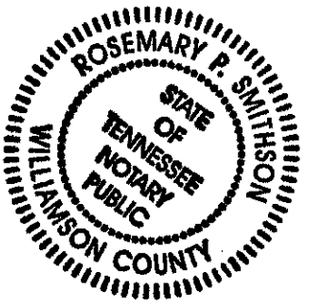
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF NOVEMBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 7-31-11

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alan West	Synovus Mortgage Corp	12615OB21900CO
(NAME) 7313 Middlebrook Circle	(NAME) 2204 Lakeshore Dr # 325	
(ADDRESS) Nashville, TN 37221	(ADDRESS) Birmingham AL 35209	
(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, Gregory L. Smith and wife, Tara J. DeSelms, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alan West, 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:

Land in Davidson County, Tennessee, being Lot No. 114 on the Plan of Section Two, Lexington Point Subdivision of record in Instrument No. 20010515-0049954, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Gregory L. Smith and Tara J. DeSelms, unmarried, joint tenants with right of survivorship, by Warranty Deed dated February 15, 2005 from Chad D. Fair and wife, Carly A. Fair, f/k/a Carly A. Nelson of record in Instrument No. 20050303-0023774, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Gregory L. Smith by Tara J. DeSelms as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument No. 20070612-0070408, in the Register's Office for Williamson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

Davidson County DEEDWARR
Recvd: 11/20/07 15:31 3 pgs
Fees:18.00 Taxes:739.63
20071120-0136058

unimproved ☐

This is improved ☒ property, known as 7313 Middlebrook Circle, Nashville, TN 37221

(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 our hands this 15 day of November, 2007.

Gregory L. Smith by Tara DeSelms as his Attorney-in-fact

Gregory L. Smith

Tara DeSelms

Tara J. DeSelms

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 15 day of November, 2007 before me personally appeared Tara J. DeSelms, the person who executed the foregoing instrument on behalf of Gregory L. Smith, and acknowledged that he executed the same as the free act and deed of the said Tara J. DeSelms, through Power of Attorney granted Tara J. DeSelms by the said Gregory L. Smith

Witness my hand and official seal at Nashville, Tennessee this 15 day of November, 2007.

Commission expires:
11/14/09

Notary Public

Tabitha N. Calhoun STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES: DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tara J. DeSelms, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15 day of November, 2007.

Commission expires:
11/14/09

Tabitha N. Calhoun STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES: DAVIDSON COUNTY

Notary Public

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 3/29/11.

