Davidson County DEEDWARR
Recvd: 12/03/07 08:37 3 pgs
Fees:18.00 Taxes:706.70

20071203-0139399

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $191,000.00

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Affiant

Subscribed and sworn to before me, this 31 day of October, 2007.

Notary Public
My commission expires: 5-24-2008

03-0710-35024

Address of New Owner:	Send Tax Bills to:	Tax Information
Sinead Huff 7560 Rolling River Parkway Nashville TN 37221	Synovus Mtg Corp. 2204 Lakeshore Dr Ste 325 Birmingham AL 35209	141-11-0-A-039

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, James W. Welch and wife, Lori M. Welch, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Sinead Huff, 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. 180, on the Plan of Rolling River Estates, Phase IV, of record in Book 5200, Pages 184 -185, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James W. Welch and wife, Lori M. Welch by deed from Olga M. Sundstrom and husband, John K. Sundstrom dated 11/30/2000, recorded 12/04/2000 in Instrument No. 20001204-0118619 Register's Office for Davidson County, Tennessee.

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 7560 Rolling River Parkway, Nashville, TN 37221

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.

WITNESS my hand this 31st day of October, 2007.

Lori M. Welch

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand in Nashville, TN, this 31st day of October, 2007.

~~Diane K. Mann~~ Karen Gilbert
State of Tennessee at Large

My Commission expires ~~02/22/09~~ 7/24/2010

WITNESS my hand this ___ day of _____, 2007.

James W. Welch

STATE OF MISSISSIPPI
COUNTY OF _____

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

Witness my hand in _____, MS, this ____ day of _____, 2007.

Notary Public

My Commission expires

WITNESS my hand this 31st day of October, 2007.

Lori M. Welch

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand in Nashville, TN, this ____ day of _____, 2007.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

WITNESS my hand this 31st day of October, 2007.

James W. Welch

STATE OF MISSISSIPPI
COUNTY OF Hinds

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

Witness my hand in Raymond, MS, this 31st day of October, 2007.

Linda R. Mason
Notary Public

My Commission expires My Commission Expires July 21, 2010

LINDA R. MASON NOTARY PUBLIC HINDS COUNTY, MS