Davidson County DEEDWARR
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Fees:13.00 Taxes:380.18

20071203-0140097

WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 102,750.00

Jerre C Warren II
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of November 2007.

Notary Public:

MY COMMISSION EXPIRES: 11-22-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
James Edward York, Jr.	First Tennessee Home Loans	Parcel ID:
401 Lakebrink Way	1555 W. Walnut Hill Lane, Suite 200	096160A07000CO
Nashville, TN 37214	Irving, TX 75038	

FOR AND IN 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

Jerre C. Warren, II, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

James Edward York, Jr., unmarried

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:

BEING Unit No. 69, on the Plan of First Revision, Larchwood, Phase One, of record in Plat Book 6200, Page 697, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jerre C. Warren, II, unmarried, by Warranty Deed dated November 25, 2997, from Kerri L. Cannon, now Parker, and husband, Chris B. Parker, of record in Book 10709, page 172, said Register's Office.

This conveyance is subject to all matters appearing on the plat of record in Plat Book 6200, page 697, said Register's Office.

This conveyance is subject to all terms and provisions of the Restrictive Covenants and By-Laws of record in Book 6299, page 152, Book 6301, page 82, Book 6391, page 449, Book 7434, page 620, Book 7792, page 540, Book 8032, page 432, Book 9827, page 12, Book 6299, page 166, Book 6301, page 96, Book 6391, page 459, Book 6873, page 929, and Book 7271, page 342, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 401 Lakebrink Way, Nashville, TN 37214

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 my hand this 30th day of November, 2007.

Jerre C Warren II
Jerre C. Warren, II

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 Jerre C. Warren, II, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of November, 2007.

My Commission Expires: 11-22-10

Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.