Davidson County	DEEDWARR
Recvd: 12/11/07 14:42	3 pgs
Fees:18.00 Taxes:640.10	
20071211-0142979	

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $173,000.00

David E Sagraves
Affiant

Subscribed and sworn to before me, this 10th day of December, 2007.

Notary Public
My commission expires: 3/29/11

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

02-0711-45834

Address of New Owner:	Send Tax Bills to:	Tax Information
David E. Sagraves	Bank of America Mortgage	136-05-0-016.00
109 Catamaran Court	341 Cool Springs Blvd Suite 260	
Nashville TN 37217	Franklin TN 37067	

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, Vincent Beasley and wife, Becky Beasley, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to David E. Sagraves and wife, Rhonda W. Sagraves, 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. 34, on the Plan of Bayview, Section Two, of record in Book 9700, Page 517, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Vincent Beasley and wife, Becky Beasley by deed from Milton Dungy and wife, Angelene Dungy, dated March 11, 2005, recorded March 28, 2005, of record in Instrument No. 20050328-0032833, 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 109 Catamaran Court, Nashville, TN 37217

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 7th day of December, 2007.

Vincent Beasley

Becky Beasley

STATE OF TENNESSEE
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Vincent Beasley and Becky Beasley, 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 Chattanooga, TN, this 7th day of December, 2007.

State of Tennessee at Large

My Commission expires 02/04/2008

PAMELA FERGUSON
NOTARY PUBLIC AT LARGE
HAMILTON CO., TN

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.

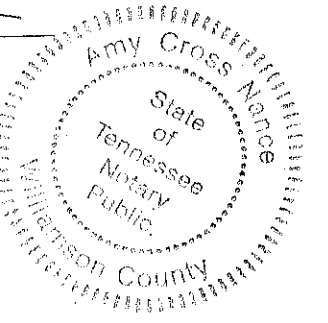
Signature

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.