After Recording RETURN TO:
Closing & Title Services, Inc.
533 Rivergate Parkway
Goodlettsville, TN 37072-2027

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 101
Nashville, TN 37215

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $[illegible] 123,600.00

Affiant

Subscribed and sworn to before me, this 13th day of December, 2007.

Notary Public
My commission expires: 2-10-08

03-0710-35019

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Linda Poley-Ray	First Horizon Home Loans	033-12-0 037.00
113 Marita Avenue	4000 Horizon Way	
Goodlettsville TN 37072	Irving TX 75063	

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, Edward D. Harbison, Individually and Edward D. Harbison, as Trustor and/or Trustee of The Harbison Family Trust, dated August 12, 2004, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Linda Poley-Ray, 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. 173, on the Plan of Gatewood, Section 1, of record in Book 3300, Pages 47-52, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Edward D. Harbison etux Marjorie K. Harbison by deed from Fieldcrest, Inc., dated 06/01/1963, recorded 06/06/1963, in Book 3571, Page 489, Register's Office for Davidson County, Tennessee. Marjorie K. Harbison having since died. Edward D. Harbison conveyed his interest in subject property to Edward D. Harbison and Marjorie K. Harbison, Trustors and/or Trustees of The Harbison Family Trust dated 08/12/2004 by quitclaim deed of record in Instrument No. 20070201-0013475, 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 113 Marita Avenue, Goodlettsville, TN 37072.

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.

Davidson County DEEDWARR
Recvd: 12/17/07 15:55 2 pgs
Fees:13.00 Taxes:457.32
20071217-0144847

WITNESS my hand this ~~13th~~ 15th day of December, 2007.

Edward D. Harbison, Individually

Edward D. Harbison, Trustor and/or Trustee of The Harbison Family Trust, dated August 12, 2004

STATE OF TENNESSEE
COUNTY OF TN

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Edward D. Harbison, 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 Nashville, TN, this ~~13th~~ 15th day of December, 2007.

State of Tennessee at Large

KAREN COLBERT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission expires 7/24/2010

STATE OF TENNESSEE
COUNTY OF TN

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Edward D. Harbison, Trustee of The Harbison Family Trust, 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 and in the capacity thereof.

Witness my hand and official seal at Goodlettsville, Tennessee, this 15th day of December, 2007.

Notary Public at Large

My commission expires: 7/24/2010

KAREN COLBERT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY