Davidson County DEEDWARR
Recvd: 01/03/08 09:30 2 pgs
Fees:13.00 Taxes:937.95

20080103-0000498

WARRANTY DEED

P-VRE-07-0107

STATE OF Tennessee
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $253,500.00

Affiant

Subscribed and sworn to before me, this 2 DAY OF January 2008

Notary Public

MY COMMISSION EXPIRES: 10.16.11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Dr., Ste. 200
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathy L. Caudill	Regions Bank	
107 South 13th Street (ADDRESS)	2050 Parkway Office Circle (NAME) (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Birmingham, AL 35244 (CITY) (STATE) (ZIP)	083-13-060.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JEAN N. LYTLE, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KATHY L. CAUDILL AND LYNN JENNINGS, UNMARRIED PERSONS, hereinafter called the Grantee(s), their heirs and assigns, that 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. 6 on the Plan of Spring Park Subdivision, of record in Plat Book 57, Page 134, Register's Office for said County, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Jean N. Lytle by deed from Freddie J. McLean of record in Book 11072, Page 966 on 06/03/1998 and filed for record on 08/19/1998, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 107 S 13th St, Nashville, Tennessee 37206
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 2 day of January 2008

Jean N. Lytle
Jean N. Lytle

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

STATE OF Tennessee
COUNTY OF DAVIDSON

On this the , before me personally appeared Jean N. Lytle, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and ~~official seal, this the~~ 2 day of January 2008.

~~Notary Public~~

My Commission Expires: 10.16.11

(SEAL)

RETURN TO:
Homeland Title, LLC
1896 General George Patton I
Franklin, TN 37067
Phone: (615)599-9959

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds