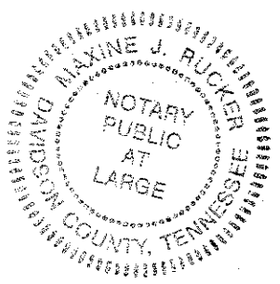
# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/08/08 16:12 2 pgs
Fees:13.00 Taxes:534.65
**20080108-0002423**




STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER 144,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **8th day off January, 2008**

Notary Public

MY COMMISSION EXPIRES: My Commission

(AFFIX SEAL) Expires March 22, 2009

**THIS INSTRUMENT WAS PREPARED BY**
DENISE E. COLE, ATTORNEY AT LAW
LOGOS TITLE & ESCROW, LLC
209 10th Ave. South, Suite 301A
NASHVILLE, TN 37203

| ADDRESS OF NEW OWNER: AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Christopher J. Hamblen and Tara L. Hawk | JP Morgan Chase Bank, NA | MAP 150-3 PARCEL 225 |
| (NAME) 3440 Timber Trail | (NAME) 1901 Roxborough Road, Ste. 406 | |
| (ADDRESS) Antioch, TN, 37013 | (ADDRESS) Charlotte, NC 28211 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I **Daniel A. Erker and Amy K. Erker, husband and wife,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christopher J. Hamblen and Tara L. Hawk, as tenants in common with joint rights of survivorship,** HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS 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. 401 on the Plan of Addition to Section Two "The Country" of record in Plat Book 6250, page 623, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.**

**Being the same property conveyed to Daniel A. Erker and Amy K. Erker, husband and wife, from Benjamin J. Wood and wife, Elizabeth Burnett Wood of record in Instrument No. 20021119-0143322, Register's Office for Davidson County, Tennessee. dated November 22, 2002.**

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.

This is improved property known as: 3440 Timber Trail, Antioch, TN 37013

Witness my/our hand(s) this 8th day of January, 2008.

Daniel A. Erker by Fran Fornof Attorney in Fact

Amy K. Erker by Fran Fornof Attorney in Fact

STATE of Tennessee
COUNTY of Davidson

On March 13, 2007, before me personally appeared Fran Fornof, to me known to be the person who executed the foregoing instrument on behalf of Daniel A. Erker and Amy K. Erke as Attorney in Fact and who acknowledged that she executed the same as the free act and deed of the said Daniel A. Erker and Amy K. Erker.

Witness my hand and Official Seal this **8th day of January, 2008.**

Notary Public

My Commission Expires: My Commission Expires March 22, 2008

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

**Please return to**
Logos Title & Escrow, LLC
209 10th Ave. South, Suite 301A
Nashville, TN 37203

I, Janel McAlister, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Janel McAlister

State of Tennessee
County of Davidson

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Janel McAlister who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: My Commission Expires March 22, 2008

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE