Davidson County DEEDWARR
Recvd: 02/21/08 11:13 2 pgs
Fees:13.00 Taxes:536.50

20080221-0016984

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$145,000.00**

Affiant

Subscribed and sworn to before me, this the 19th day of February, 2008.

Notary Public

My commission expires: MY COMMISSION EXPIRES: July 24, 2010

(AFFIX SEAL)

AMY GERWIG NOTARY PUBLIC STATE OF TENNESSEE Davidson County

THIS INSTRUMENT WAS PREPARED BY
Southeast Professional Title, LLC
2699 Lee Road, Suite 120 , Winter Park, Florida 32789

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Cary Anderson	**New Owner**	**073 01 0 044.00 and 073 01 0 045.00**
207 Carmella Court.		
Franklin, TN 37064		

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Tennessee Equity Holdings, Inc., a Florida Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Cary Anderson

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:

Land in Davidson County, Tennessee, being the south one-half of Lot No. 7 and the north 100 feet of Lots 8 & 9 of Block "H" on the Plan of Country Club Estates, of record in Book 843, page 95, Register's Office for Davidson County, Tennessee, and further described according to a survey by John Kohl, dated December 27, 1984, as follows:

Said parts of said lots adjoin and front together 150 feet on the easterly side of Olga Avenue and run back between parallel lines 130 feet to a dead line in the rear measuring 150 feet thereon.

Being the same property conveyed to Tennessee Equity Holdings, Inc., a Florida Corporation by Instrument Number 20080221001698 3 **recorded** 2/21/08 **, Register's Office for Davidson County, Tennessee.**

Being the same property conveyed to Jon N. Gehly and wife, Sharon F. Gehly by Deed of record in Book 7193, Page 388 recorded 4/6/1987, Register's Office for Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **2004 Olga Ave and 0 Olga Ave., Nashville, TN 37216**

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 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/our hand(s) this 19th day of February, 2008.

Tennessee Equity Holdings, Inc.

Stephen E. Perez, President

CORPORATE
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Stephen E. Perez, President** of **Tennessee Equity Holdings, Inc.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the **President** of **Tennessee Equity Holdings, Inc.**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by the said **Stephen E. Perez** as **President.**

Witness my hand, at office, this **19th** day of **February, 2008.**

Notary Public

MY COMMISSION EXPIRES:
My Commission Expires: July 24, 2010

AMY GERWIG
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY