Davidson County DEEDWARR
Recvd: 04/02/08 12:42 2 pgs
Fees:13.00 Taxes:906.50

20080402-0033091

WARRANTY DEED

B-CRYE-08-921

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $245,000.00

Affiant

Subscribed and sworn to before me, this 20th DAY OF March, 2008.

Notary Public

MY COMMISSION EXPIRES: 6-30-10
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brack L. Cocke	Countrywide Bank, F.S.B.	
921 Wonderland Pass	(NAME) 2021 N. Gallatin Road Suite 280	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Madison , TN 37115	86-4-B-117 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 RHONDA L. JENNINGS AND HUSBAND, TED D. JENNINGS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRACK L. COCKE, an unmarried man, 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. 88, ON THE PLAN OF SUNSET OAKS, SECTION FOUR, AS OF RECORD IN PLAT BOOK 9700, PAGE 569, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO RHONDA L. JENNINGS AND HUSBAND, TED D. JENNINGS BY WARRANTY DEED FROM FRANK BATSON HOMES, INC., RECORDED APRIL 12, 1999 IN BOOK 11428, PAGE 145, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD IN BOOK 9700, PAGE 569; BOOK 9082, PAGE 567; INSTRUMENT 19991207-0300671, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 921 Wonderland Pass, Hermitage, Tennessee 37076
(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 20th day of March, 2008.

Rhonda L. Jennings

Ted D. Jennings

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ted Jennings and Rhonda Jennings, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20th day of March, 2008.

Notary Public

My Commission Expires: 3-8-10

(SEAL)

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires MAR. 8, 2010

RETURN TO:
~~Rudy Title and Escrow~~
~~2012 21st Ave South~~
~~Nashville, TN 37212~~
~~Phone: (615)383-2903~~

Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122