This Instrument Prepared by:
Title Corporation of America
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0804084

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater for this transfer is **$135,000.00**

Ryan M. Davenport
Affiant

Subscribed and sworn to before me, this
3rd day of April, 2008

Notary Public
My commission expires: May 2, 2010

TAMILYN DERRYBERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Davidson County DEEDWARR
Recvd: 04/08/08 12:36 2 pgs
Fees:13.00 Taxes:499.50
20080408-0035513

Name and Address of New Owner:	Send Tax Bills To:	Tax Information:
Ryan M. Davenport 420 ENGLISH IVY DR NASHVILLE, Tennessee 37211-7140	Flagstar Bank, FSB PO Box 7026 Troy, MI 48007-7026	161-11D-69CO

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 acknowledged, We, **John Bradley Meyers, an unmarried man** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Ryan M. Davenport an unmarried man,** hereinafter called the Grantees, their heirs, successors and assigns, a certain tract or parcel of land in **DAVIDSON County, Tennessee,** described as follows: to-wit:

LAND in Davidson County, Tennessee, BEING Lot No. M-069, on the Plan of villages of Brentwood, Phase VII, as shown on plat of record in Plat Book 6900, Page 777, in the Register's Office for Davidson county, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to John Bradley Meyers from Sara Moomy, unmarried by Warranty Deed dated July 23rd, 2004 and recorded on July 29, 2004 in Instrument No. 20040729-0090839, Register's Office for Davidson County Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2008 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as
420 ENGLISH IVY DR, NASHVILLE, Tennessee 37211-7140

Init JDM Init____

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

In witness, whereof, John Bradley Meyers, sign this Warranty Deed on this the 3rd day April, 2008

John Bradley Meyers

STATE OF Tennesse
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **John Bradley Meyers,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 3rd day of April, 2008.

RICHARD M. DAVENPORT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 7, 2011

Notary Public

My Commission Expires: