Davidson County DEEDWARR
Recvd: 04/15/08 13:03 2 pgs
Fees:13.00 Taxes:462.50

20080415-0038102

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$125,000.00.**

Affiant

Subscribed and sworn to before me, this the 9th day of April, 2008.

Notary Public

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

AMY GERWIG
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

(AFFIX SEAL)

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: **Cary Anderson**	Send Tax Bills To: **New Owner**	Map-Parcel Numbers **061 14 0 185.00**
207 Camellia Ct.		
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 Tennessee 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 Lot No. 51 and 52, on the Plan of E.B. Craigs Subdivision of the Crownover Property, as shown on plat of record in Plat Book 894, page 640 and 641, 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 Tennessee Equity Holdings, Inc. by Deed of record in Instrument Number 20080415-0038101 **recorded _____, Register's Office for Davidson County, Tennessee.**

Being the same property conveyed to Arthur E. Ethridge and wife, Patsy A. Ethridge by Deed of record in Book 5451, Page 777 recorded 6/19/1979, Register's Office for Davidson County, Tennessee.

This is improved (____) Unimproved (____) property, known as **3735 Baxter Avenue, Nashville, TN,** ~~37072~~ 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 9th day of April, 2008.

Tennessee Equity Holdings, Inc.

_____

Stephen Perez, President

CORPORATE
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Stephen 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 Perez** as **President.**

Witness my hand, at office, this **9th** day of **April, 2008.**

AMY GERWIG
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY

Notary Public

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