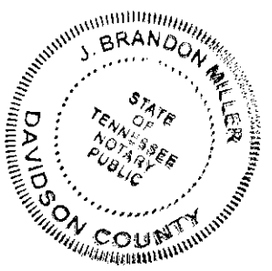
Davidson County DEEDWARR
Recvd: 04/17/08 09:32 2 pgs
Fees:13.00 Taxes:606.80
20080417-0038845

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $164,000.00. Affiant Subscribed and sworn to before me, this the 16th day of April, 2008. Notary Public My commission expires: November 22, 2010

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Arkia Nacole Willis Michael C. Craig	Realty Mortgage Corporation	Map: 58-09-A
2112 Maynard Court	7000 Executive Center Dr., Suite 200	Parcel: 29.00C0
Nashville, TN 37218	Brentwood, TN 37027	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CHRISTLE D. COLBERT, UNMARRIED (ERRONEOUSLY REFERRED TO AS CHRISTIE D. COLBERT IN PRIOR DEED OF RECORD), AND EDISON COLBERT, JR. AND WIFE, AVA D. COLBERT**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ARKIA NACOLE WILLIS, UNMARRIED, AND MICHAEL C. CRAIG, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 29 on the Plan of Creekside Trails, Phase 2, of record in Instrument 200207090082562, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christie D. Colbert, unmarried and Edison Colbert, Jr. and wife Ava D. Colbert by deed from Great Southern Homes, Inc., a Tennessee corporation of record in Instrument 200308040110180, said Register's Office, dated July 31, 2003.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 2112 Maynard Court, Nashville, TN 37218.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.
WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 16th day of April, 2008.

Christle D. Colbert

Christle D. Colbert

Ava D. Colbert by her attorney in fact, Christle D. Colbert

Ava D. Colbert signed by her attorney in-fact, Christle D. Colbert

Edison Colbert, Jr. by his attorney in fact, Christle D. Colbert

Edison Colbert, Jr. signed by her attorney in-fact, Christle D. Colbert

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Christle D. Colbert, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 16th day of April, 2008.

Notary Public

My Commission Expires: November 22, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 16th day of April, 2008, before me personally appeared Christle D. Colbert, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Ava D. Colbert as attorney-in-fact, and acknowledged that (s)he executed the same as the free act and deed of Ava D. Colbert.

Notary Public

My Commission Expires: November 22, 2010

STATE OF TENNESSEE
COUNTY OF Davidson

On this 16th day of April, 2008, before me personally appeared Christle D. Colbert, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Edison Colbert, Jr. as attorney-in-fact, and acknowledged that (s)he executed the same as the free act and deed of Edison Colbert, Jr..

Notary Public

My Commission Expires: November 22, 2010