(1)

WARRANTY DEED

Mail to:
MID-STATE TITLE & ESCROW, INC.
5024 SPEDALE COURT
SPRING HILL, TN 37174
(615) 302-1261

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $138,000.00

Valerie K. Caldwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF APRIL, 2008

Notary Public

MY COMMISSION EXPIRES: 1-4-11
(AFFIX SEAL)

DELIA L. HOPE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 4, 2011

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 1208 Hillsboro Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Valerie K. Caldwell	Wells Fargo Bank NA	Map and Parcel
(NAME) 3464 Calais Cr.	(NAME) 5006 Thoroughbred Lane STE. A5	150.09-0A-185.00-CO
(ADDRESS) Antioch, TN37013	(ADDRESS) Brentwood TN 37027	2008-0169
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Michele M. Curry, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Valerie K. Caldwell a single person, 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 more fully described as follows to-wit:

Being Lot No. 315 on the Plan of Forest View Park, Section X, Phase One, of record in Plat Book 7900, page 356, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Michele M. Curry, unmarried, from Phyllis P. Reynolds, unmarried, by warranty deed of record in Book 11169, page 345, conveyance dated October 21, 1998, said Register's Office.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable. All matters as shown in plan of record in Plat Book 7900, page 356, said Register's Office. Restrictive Covenants and By-Laws of record in Book 8550, page 755; Book 9029, page 978; Book 7079, page 472; and Book 7235, page 411, said Register's Office. This commitment, and policy to issue, insures that the above restrictions have not been violated, and that a future violation thereof will not result in a forfeiture or reversion of title.

This property, known as 3464 Calais Cr., Antioch, TN 37013
(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 GRANTEES, their heirs and assigns forever; and we do covenant with 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.

Davidson County DEEDWARR
Recvd: 04/21/08 10:57 2 pgs
Fees:13.00 Taxes:510.60
20080421-0040225

Witness my/our hand(s) this 15TH DAY OF APRIL, 2008.

Michele M. Curry

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michele M. Curry, with whom I am personally acquainted (or provided 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 15th day of April, 2008.

Notary Public

My Commission Expires:
(SEAL)

DELLA L. HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 4, 2011