WARRANTY DEED

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF ~~Greighead~~ Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 220,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 2008

Notary Public:

MY COMMISSION EXPIRES: 3/7/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Sharon E. Thompson	Wells Fargo Bank N.A.	Parcel ID:
904 Wyntree S.	2701 Wells Fargo Way	075160A00500CO
Hermitage, TN 37076	Minneapolis, MN 55467	

FOR AND IN 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

Frank W. Oldham and wife, Donna Oldham

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Sharon E. Thompson, unmarried
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:

BEING Lot No. 5, on the Plan of First Revision, ~~Section~~ Phase One, Walden Woods, of record in Plat Book 9700, Page 909, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Frank W. Oldham and wife, Donna Oldham by deed from Barbara Jill McReynolds, a single person, of record in Instrument 20021220-0157485, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 11244, Page 105; Book 11244, Page 120; and Instrument 20060321-0032040, said Register's Office.

This conveyance is made subject to: (1) 2008 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 9700, Page 909, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 904 Wyntree S., Hermitage, TN 37076

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.

Witness our hands this 30th day of April, 2008.

Frank W. Oldham

Donna Oldham

Davidson County DEEDWARR
Recvd: 05/05/08 15:43 2 pg
Fees:13.00 Taxes:814.00

20080505-0046331

STATE OF ARKANSAS
COUNTY OF Craighead

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank W. Oldham and Donna Oldham, 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 at Jonesboro, Arkansas, this 29 day of April, 2008.

My Commission Expires: _____

Chad R. Oldham
Notary Public

CHAD R. OLDHAM
NOTARY
My Comm. Expires
NOV. 30, 2014
PUBLIC
PULASKI COUNTY, ARK.

When recorded return to:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075