This Instrument Prepared By:
Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Sharon D. Mitchart
434 Flintlock Court
Nashville, Tennessee 37217

MORTGAGEE:

Davidson County DEEDWARR
Recvd: 05/13/08 12:57 2 pg
Fees:13.00 Taxes:477.30

20080513-0049247

SEND TAX BILL TO:
Mortgagee
United Wholesale Mtg
555 South Adams Rd
Birmingham, MI 48009

MAP	**136-16**
GROUP	**B**
PARCEL	**17.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named , and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Jimmy Ray Looper and wife, Yolanda G. Looper,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Sharon D. Mitchart** *Mitchhart hereinafter called the GRANTEE, her heirs and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

*Mitchhart

Land in Davidson County, Tennessee, being Unit No. 17 on the Plan of Woodridge at Nashboro Village, of record in Inst. No. 2002112-00143949, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jimmy Ray Looper and wife, Yolanda G. Looper by deed from Beazer Homes Corporation d/b/a Phillips Builders of record in Instrument no. 20030815-0117552; said instrument was re-recorded to correct the property description in Instr. 20030825-0123206, Register's Office for Davidson County, Tennessee. In order to further clarify the property which Beazer Homes Corporation d/b/a Phillips Builders conveyed to Jimmy Ray Looper and wife Yolanda G. Looper, Quitclaim Deeds of Correction were recorded in Instr. 20030829-0125974 and Instr. 20030829-0125975, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2008 and subsequent years.

This is **improved** property known as **434 Flintlock Court, Nashville, Tennessee 37217.**

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, her heirs and assigns, forever, and, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and her 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 the 5th day of May, 2008.

Jimmy Ray Looper by Diane Wright

Jimmy Ray Looper, by Diane Wright, as attorney-in-fact

Yolanda G. Looper by Diane Wright

Yolanda G. Looper, by Diane Wright, as attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Diane Wright**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is the Attorney in Fact for **Jimmy Ray Looper and wife, Yolanda G. Loop, the bargainors** and she executed the within Warranty Deed for the purposes therein contained by signing the names of **Jimmy Ray Looper and Yolanda G. Looper** as their free act and deed..

WITNESS my hand and official seal this 5th day of May, 2008.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/19/2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $129,000.00.

Diane Wright
AFFIANT

Subscribed and sworn to before me on this 5th day of May, 2008.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7-19-08