Davidson County DEEDWARR
Recvd: 05/16/08 15:45 3 pgs
Fees:18.00 Taxes:836.57
20080516-0050755

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
401 Church Street, Suite 2220
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Jennifer Knoke
1136 Crestfield Drive
Nashville, TN 37211

SEND TAX BILL:

Countrywide Bank, FSB
801 Crescent Centre Drive
Suite 510
Franklin, TN 37067

MORTGAGEE:
Countrywide Bank, FSB
801 Crescent Centre Drive, Ste. 510
Franklin, TN 37067

MAP AND PARCEL:
MAP 172-12-B
PARCEL 38

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Paula F. Turbeville. Unmarried** ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Jennifer Knoke** ("Grantee"), her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot(s) 435, as shown on the map entitled Bradford Hills, Section Three, of record in Plat Book 7900, page 239, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to PAULA F. TURBEVILLE, by deed from B & B INVESTMENT PROPERTIES OF BRENTWOOD, RODNEY BROWER, PARTNER, of record as Instrument No. 20060628-0077287, dated June 23, 2006, said Register's Office. PAULA F. TURBEVILLE has filed for protection under Chapter 7 of the United States Bankruptcy Code, Case No. 3:08-bk-02698.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises. Grantor conveys her interest in the Property pursuant to Expedited Motion to Authorize Debtor to Sell Property in the United States Bankruptcy Court for the Middle District of Tennessee, Case No. 08-02698-MH3-13 and sent to all creditors and parties in interest on April 23, 2008, a certified copy of which is of record in Instrument No. 20080516-0050754, Register's Office for Davidson County, Tennessee, and Agreed Order Granting Expedited Motion to Authorize Debtor to Sell Real Property entered May 2, 2008, a certified copy of which is of record in Instrument No. 20080516-0050753, Register's Office for Davidson County, Tennessee.

This is improved property known as 1136 Crestfield Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, her heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she are lawfully seized and

possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, her heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 16th day of May, 2008.

Paula F. Turbeville

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Paula F. Turbeville, unmarried, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes contained therein.

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

Notary Public

My Commission Expires: 9-25-2010

JEANNE BURTON GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires September 25, 2010

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $226,100.00.

AFFIANT

Subscribed and sworn to before me
this 16th day of May, 2008.

NOTARY PUBLIC

My Commission Expires: 9-25-2010

JEANNE BURTON GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires September 25, 2010

I, Jeanne Burton Gregory, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Jeanne Burton Gregory, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 11/22/08

Notary's Seal

