(1)

WARRANTY DEED

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 6-14-2008

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF MAY, 2008

Notary Public

MY COMMISSION EXPIRES: 6-14-08
(AFFIX SEAL)

MAIL:

THIS INSTRUMENT WAS PREPARED BY
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Medeiros	Countryside Bank, FSB	~~00009700 0000949~~
(NAME)	(NAME)	
816 TINTERN ABBOTT COURT	801 Crescent Centre Dr. Ste. 510	Map 161-10-0-B
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN37211	Franklin, TN 37067	Parcel 178.00CO
(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, Gary W. Kinder and wife, Stacie C. Kinder, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Medeiros, 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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 24 on the Final Plat of Villages of Brentwood, Phase Eleven of record in Book 9700, page 949, 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 Gary W. Kinder and Stacie C. Kinder, husband and wife, by warranty deed of Fox Ridge Homes, Inc., of record in Instrument #20001003-0098045, conveyance dated September 22, 2000, Register's Office of Davidson County, Tennessee.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, 2008 County Tax a lien but not yet due and payable. Map 161-10-0-B Parcel 178.00CO Covenants, conditions and restrictions of record in Book 6143, page 11, amended in Book 6398, page 495, Book 8507, page 831, Book 11526, page 579, and Instrument No. 200006060056066, Register's Office of Davidson County, Tennessee. Water main easement in Book 8197, page 338, Register's Office of Davidson County, Tennessee. Stormwater detention agreement of record in Book 11078, page 919, said Register's Office. HOA Charter of record in Instrument No. 200006060056067, said Register's Office.

This property, known as 816 TINTERN ABBOTT COURT, NASHVILLE, TN 37211
(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: 06/05/08 12:09 2 pgs
Fees:13.00 Taxes:962.00
20080605-0057892

Witness my/our hand(s) this 30TH DAY OF MAY, 2008.

Gary W. Kinder

Stacie C. Kinder

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gary W. Kinder and Stacie C. Kinder, 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 30th day of May, 2008.

Notary Public

My Commission Expires:

(SEAL) 6-14-08

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 6-14-2008