Davidson County DEEDWARR
Recvd: 06/24/08 15:22 2 pgs
Fees:13.00 Taxes:429.20

20080624-0065107

File Box 36

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $116,000.00

Subscribed and sworn before me this the 19th day of June, 2008

John A. Bell, Jr.
NOTARY PUBLIC
DAVIDSON COUNTY
STATE OF TENNESSEE
My Commission Expires
July 24, 2010

(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

800250

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Gandulf Hennig
2322 Carter Avenue
Nashville, TN 37206

Send tax bills to:
W.R. Starkey Mortgage, LLP
5055 W. Park Blvd., Ste 300
Plano, TX 75093

Map 83-4, Parcel 178

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Chananel Nakasaka

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Gandulf Hennig , A Single Person

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 24 on the plan of Rosebank Subdivision of the J.W. C Church Tract in the 11th Civil District of said County, as of record in Book 547, page 48, Register's Office for said County.
Said Lot No. 24 fronts 100 feet on the southerly side of Carter Street and runs back 284 feet on the easterly line and 301.5 feet on the westerly line to a dead line, measuring 101 feet 3 inches thereon.

Being all of the property conveyed to Chananel Nakasaka, a married person by Deed of record in Instrument No. 20060703-0079405; dated 6/30/06; said Register's Office.

Subject to taxes for the year 2008, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 2322 Carter Avenue, Nashville, TN, 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 19, day of June, 2008.

Chananel Nakasaka

STATE OF California

COUNTY OF Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Chananel Nakasaka , , the bargainor(s), 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 this 19 day of June, 2008

My commission expires: ~~8 of 07~~ 12/18/08

Notary Public

HEUNG RYONG HA
Commission # 1536008
Notary Public - California
Los Angeles County
My Comm. Expires Dec 18, 2008