VERONICA E. VICTORY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

MY COMMISSION EXPIRES: JANUARY 20, 2009

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $310,000.00.

Affiant

Subscribed and sworn to before me, this the 31st day of July, 2008.

Veronica E. Victory
Notary Public

My commission expires: 1-20-09

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

Davidson County DEEDWARR
Recvd: 08/01/08 10:30 2 pgs
Fees:13.00 Taxes:1147.00
20080801-0078981

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Lewis Alonzo Guess	First Horizon Home Loans A division of First TN Bank	61-11-217
1104 Riverwood Drive	1639 Medical Center Pkwy	
Nashville, TN 37216	Murfreesboro, TN 37129	

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Vintage Real Estate, LLC, a Tennessee limited liability company

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

Lewis Alonzo Guess and wife, Martha Webb Guess

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 3 on the Map of Eastdale Place, as shown on Plat of record in Book 547, pages 29 & 30, in the Register's Office of Davidson County, Tennessee.

Said Lot No. 3 fronts 80 feet on the southerly side of Riverwood Drive, and runs back between parallel lines, 200 feet to a dead line.

Being the same property conveyed to Vintage Real Estate, LLC by Quitclaim deed from George Lynn Davis of record in Instrument 200703010025261, said Register's Office, dated January 26, 2007. And being the same property conveyed to George Lynn Davis, an unmarried man by deed from Patty M. Corley, a married woman of record in Instrument 200606220074610, said Register's Office, dated June 9, 2006.

This conveyance is subject to all restrictions, easements and planning documents of record, and a lien for taxes for the current year and subsequent years.

This is improved (_X_) unimproved (____) property known as 1104 Riverwood Drive, Nashville, TN 37216.

61-11-217 is the parcel identification number assigned to the property by the county tax assessor's office.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE(S), 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 MY/OUR HANDS EFFECTIVE AS OF July 31, 2008:

G. Lynn Davis Member
Vintage Real Estate, LLC by George Lynn Davis

STATE OF TENNESSEE)
) **INDIVIDUAL**
) **ACKNOWLEDGEMENT**
COUNTY OF Williamson)

Personally appeared before me, a Notary Public of said County and State, _____, the within named Grantor(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, at office, this the 31st day of July, 2008.

My Commission Expires:_____ _____
Notary Public

STATE OF TENNESSEE)
) **ACKNOWLEDGEMENT FOR**
) **SIGNATURE MADE BY**
COUNTY OF Williamson) **ATTORNEY-IN-FACT**

Personally appeared before me, a Notary Public of said County and State, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the attorney-in-fact for _____ ("Principal"), the within named grantor, and that he/she executed the within instrument for the purposes therein contained by signing his/her name on behalf of Principal as the attorney-in-fact.

Witness my hand, at office, this the 31st day of July, 2008.

My Commission Expires:_____ _____
Notary Public

STATE OF TENNESSEE)
) **CORPORATE**
) **ACKNOWLEDGEMENT**
COUNTY OF Williamson)

Personally appeared before me, a Notary Public of said County and State, George Lynn Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be ~~President~~ Member of Vintage Real Estate, LLC, the within named grantor, and that he/she, being authorized to do so, executed the within instrument for the purposes therein contained by signing his/her name on behalf of the corporation.

Witness my hand, at office, this the 31st day of July, 2008.

My Commission Expires: 9/20/08 _____
Notary Public

MONTE POE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

20081330M