Prepared by:
Tennessee Title & Escrow Affiliates, LLC
501 Corporate Center Drive, Suite 280
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 08/12/08 09:00 2 pgs
Fees:13.00 Taxes:353.35
20080812-0082728

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $95,500.00

Affiant

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

Notary Public
My commission expires

STATE OF TENNESSEE NOTARY PUBLIC DANA P. MASON SUMNER COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Teren Racquell Webb		034050A01100CO
409 Thomas Jefferson Circle	New Owner	
Goodlettsville, TN 37115		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Linda Hambrick, unmarried, and William Minter, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Teren Racquell Webb, unmarried** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 11, MONTICELLO MANOR, as shown on plat of record in Plat Book 6250, Page 551, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Linda Hambrick and William Minter, both unmarried by Warranty Deed from John Hambrick, Jr., married, of record in Instrument No. 20030814-0117269, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 409 Thomas Jefferson Circle, Goodlettsville, TN 37115

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

The signature of William Minter is signed by his duly appointed attorney in fact, John Hambrick, pursuant to the power of attorney recorded in Instrument number 20080812008272 6 Register's office for Davidson County, Tennessee

The signature of Linda Hambrick is signed by her duly appointed attorney in fact, John Hambrick, pursuant to the power of attorney recorded in Instrument number 20080812008272 7 Register's office for Davidson County, Tennessee

WITNESS my hand this the 30th day of July, 2008.

Linda Hambrick by _____, attorney in fact
Linda Hambrick
by John Hambrick, attorney-in-fact

William Minter by _____, attorney in fact
William Minter
by John Hambrick, attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **John Hambrick**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the attorney-in-fact for **Linda Hambrick and William Minter**, and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the attorney-in-fact for **Linda Hambrick and William Minter.**

Witness my hand and official seal at Franklin, Tennessee, this the 30th day of July, 2008.

_____
Notary Public

My Commission expires: _____

FILE NO: 2008070900

My Commission
Expires
November 22, 2010