Prepared by:
Amy Cross Nance
Attorney at Law
111 Southeast Parkway Ct. Ste 200
Franklin, TN 37064
615-794-5644

Davidson County	DEEDWARR
Recvd: 08/26/08 12:38	3 pgs
Fees:18.00 Taxes:740.00	
20080826-0087644	

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $200,000.00

Affiant

Subscribed and sworn to before me, this 25 day of August 2008.

Notary Public
My commission expires: 3/29/11

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

Address of New Owner:	Send Tax Bills to:	Tax Information
Terri A. Daniel	Bank of America Mortgage	172120A01000CO
6024 Bradford Hills Dr.	341 Cool Springs Blvd, Suite 260	
Nashville TN 37211-0000	Franklin, TN 37067	

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 Debbie A. Henderson an unmarried person hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Terri A. Daniel an unmarried person 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:

Being Lot No. 10 on the Plan of Section One Bradford Hills of record in Book 7900 Page 6 and amended in Book 7900 page 110 and 112 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Deborah A. Henderson by deed from George R. Welzel of record in instrument number 20050518-0056235 dated August 20, 1990 Register's Office for Davidson County, Tennessee

This conveyance is made subject to the following: 1) 2008 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Bradford Hills Section One of record in Book 7900 Page 6 and amended in Book 7900 Page 110 and 112, Register's Office for Davidson County, Tennessee 3) Charter of Bradford Hills Homeowner's Association of record in Book 8071 Page 520 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 8267 page 616 & 618 and amended in Book 8372 page 901; Book 8374 Page 591; Book 8522 Page 853 and in any allied instruments(s) referred to in said restrictions. 5) Bylaws for Bradford Hills Homeowners Association of record in Book 8071 Page 531

This property is improved property known as 6024 Bradford Hills Dr., Nashville, Tennessee 37211-0000

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.

WITNESS my hand this 25th day of August, 2008.

Debbie A. Henderson

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 Debbie A. Henderson, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 25th day of August, 2008.

Notary Public

My Commission expires: 3/29/11

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: 05671

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

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 3/29/11.

