03

Realty Title Box 48A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 08/29/08 14:43 2 pgs
Fees:13.00 Taxes:554.63
20080829-0089087

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $149,900.00

Affiant

Subscribed and sworn to before me, this 22nd day of August, 2008.

Notary Public
My commission expires: 7-24-2010

KAREN COLBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

03-0806-35489

Address of New Owner:	Send Tax Bills to:	Tax Information
Michelle N. Harris	First Community Mortgage, Inc.	049-00-0-077.00
4654 Clarksville Pike	1610 South Church Street, Ste. A	
Nashville TN 37218	Murfreesboro, TN 37130	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Joyce Sweeney, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Michelle N. Harris, hereinafter called the Grantees, their successors 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 Tract No. II: Lying and being in the 14th Civil District of said County, described according to a survey thereof made by George W. Watkins, Surveyor, dated January 3, 1958, as follows: BEGINNING at an iron pin in the easterly margin of State Highway No. 112, 545 feet north of the north margin of Stevens Avenue; thence North 86 degrees 05 minutes East 289.3 feet to an iron pin; thence North 7 degrees 30 minutes West 112.5 feet to an iron pin at the southeast corner of the property conveyed to Paul D. Brown and wife, by deed of record in Book 2751, Page 583, Register's Office for said County; thence along Brown's southerly line, South 86 degrees West 280.5 feet to an iron pin in the easterly margin of State Highway No. 112; thence with the margin of the same, southerly 112 feet to the beginning.

Being the same property conveyed to Thomas Sweeney and wife, Joyce Sweeney, by deed from Vernon Lee Johnson and wife, Mary Quirey Johnson, dated 8-17-72, recorded 8-17-72, in Book 4629, Page 324, Register's Office for Davidson County, Tennessee. Thomas Sweeney having since died.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4654 Clarksville Pike, Nashville, TN 37218

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 22nd day of August, 2008.

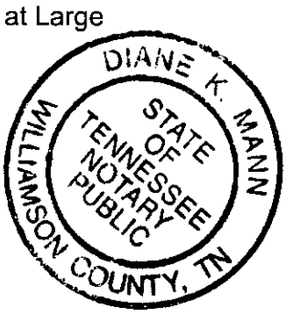
Joyce Sweeney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joyce Sweeney and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 22 day of August, 2008.

Diane K. Mann
State of Tennessee at Large



My Commission expires 02/22/09