Davidson County DEEDWARR
Recvd: 09/04/08 14:34 2 pg
Fees:13.00 Taxes:473.60

20080904-0090892

Prepared by: & Return to:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $128,000.00

Affiant

Subscribed and sworn to before me, this 28th day of August, 2008.

Notary Public
My commission expires: 5/22/10

BRANDON PELIZZARI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

05-0808-64326

Address of New Owner:	Send Tax Bills to:	Tax Information
Bryan Eugene Hansen	Countrywide Bank, FSB	86-13-0-019.00
3628 Pierside Drive	P.O. Box 961206	
Hermitage TN 37076	Fort Worth, TX 76161	

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, Jerry Wayne Jackson, Jr., married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Bryan Eugene Hansen, 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 Lot No. 4, on the Plan of Lakeside Woods Estates, Section Three, of record in Book 7900, Pages 218-220, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jerry Wayne Jackson, Jr., a married man by deed from Lorene Renee Whitworth, dated February 24, 2003, recorded February 25, 2003, of record in Instrument No. 20030225-0024817, Register's Office for Davidson County, Tennessee.

Lesley Jackson, spouse of Jerry Wayne Jackson, Jr., joins in the execution of this instrument to convey her marital interest, if any, in subject property.

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 3628 Pierside Drive, Hermitage, TN 37076

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 28th day of August, 2008.

Jerry Wayne Jackson, Jr.

Lesley Jackson

STATE OF TENNESSEE
COUNTY OF SUMNER

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

Witness my hand in Hendersonville, TN, this 28th day of August, 2008.

State of Tennessee at Large

My Commission expires
5/22/2010

ANGELA A. RAMSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5/22/2010