Davidson County DEEDWARR
Recvd: 09/12/08 08:16 2 pgs
Fees:13.00 Taxes:344.10
20080912-0093275

Return to:
DuBois Closing & Title
808 S. Garden St.
Columbia TN

This Instrument Prepared By:
Greenway Title, Inc.
425 West College Street
Murfreesboro, Tennessee 37130

Return To: ADDRESS NEW OWNER:
Freedom Home Buyers, LLC
P.O. Box 269
Columbia TN 38401
MORTGAGEE:

SEND TAX BILL TO:
Same
MAP & PARCEL:
041140A00600CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Michael E. Harris, an unmarried person,** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Freedom Home Buyers, LLC, a Tennessee Limited Liability Company,** hereinafter called the "GRANTEE", it's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being all of Lot No. 6, The Fields of Brick Church, according to plat and survey of same appearing of record in Instrument No. 20040604-0065967, Register's Office of Davidson County, Tennessee, to which plat reference is made for a more complete and accurate description of lot.

Being the same property conveyed to Michael E. Harris, unmarried, by Warranty Deed dated May 2, 2005 of record in Instrument No. 20050505-0050474, said Register's Office.

Plan of record in Instrument No. 20040604-0065967 discloses restrictive covenants, easements and setback lines that are applicable to the above described property, of the said Register's Office; see also, an agreement for dedication of easement for sanitary sewers, storm drainage, water mains, and appurtenances of record in Book 6316, Page 22; and a storm water detention agreement of record in Instrument Number 20030728-0104758, said Register's Office.

The captioned property is subject to restrictive covenants per plat and of record in Instrument Number 20040505-0051098, said Register's Office.

The captioned property is subject to restrictive covenants, easements and setback lines that are shown on the above described instuments of record and to all zoning and subdivision restrictions of the appropriate governmental body.

This is improved property known as 1525 Brick Drive, Nashville, Tennessee.

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", it's successors and assigns, forever, and, GRANTOR does covenant with the said "GRANTEE" that he is 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; and, "GRANTOR", does further covenant and bind himself and his successors, to warrant and forever defend the title to the said land to the said "GRANTEE", and it's successors 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 the 8th day of August, 2008.

Michael E. Harris

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Michael E. Harris**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of August, 2008.

TERI W. NICHOLSON STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 1/23/11

STATE OF TENNESSEE
COUNTY OF RUTHERFORD)

The actual value or consideration, whichever is greater, for this transfer is $93,000.00.

AFFIANT

Subscribed and sworn to before me on this 8th day of August, 2008.

TERI W. NICHOLSON STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 1/23/11