Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy West, Suite 107
Smyrna, TN 37167

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $184,900.00

Affiant

Subscribed and sworn to before me, this 30th day of September, 2008.

Notary Public
My commission expires: 10-17-2009

Davidson County DEEDWARR
Recvd: 10/07/08 09:49 2 pg
Fees:13.00 Taxes:684.13
20081007-0101633

04-0808-53301

Address of New Owner:	Send Tax Bills to:	Tax Information
Brandon Lovell	Magna Bank	173-04-0-A-
4916 Alexis Drive	P.O. Box 17257	184.00 CO
Cane Ridge TN 37013	Memphis, TN 38187-0257	

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, Monica A. Stowers and husband, Christopher Clay Stowers, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Brandon Lovell, an unmarried man, 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. 184, on the Plan of Phase 1 of Oak Highlands, of record in Book 6900, Pages 432-435, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Monica A. Morris, an unmarried person by deed from David Goodwin and wife, Karen Goodwin, dated November 15, 2006, recorded November 17, 2006, of record in Instrument No. 20061117-0143095, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Monica A. Stowers and husband, Christopher Clay Stowers by Quitclaim Deed from Monica A. Morris, dated May 6, 2008, recorded May 7, 2008, of record in Instrument No. 20080507-0046863, Register's Office for Davidson County, Tennessee.

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 4916 Alexis Drive, Cane Ridge, TN 37013

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 30th day of September, 2008.

Monica A. Stowers

Christopher Clay Stowers by Monica A. Stowers Attorney In Fact
Christopher Clay Stowers
By: Monica A. Stowers, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Monica A. Stowers, 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 in Smyrna, TN, this 30th day of September, 2008.

Notary Public
State of Tennessee at Large

My Commission expires: 10-17-2009

AMANDA M. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Monica A. Stowers with whom I am personally acquainted, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Christopher Clay Stowers and that she is authorized by Christopher Clay Stowers to execute this instrument on his behalf.

Witness my hand in Smyrna, Tennessee, this 30th day of September, 2008.

Notary Public at Large

My Commission Expires: 10-17-2009

AMANDA M. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD