CHARLES A. SULLIVANT, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires JULY 5, 2011	State of Tennessee County of Sumner THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00 SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF SEPTEMBER, 2008. Notary Public MY COMMISSION EXPIRES:

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
MARGARET G. PERRINO	Countrywide Bank FSB	043-02-0/010.00
(NAME) 1156 PIERCE ROAD	(NAME) 3011 Armory Drive #120	
(ADDRESS) MADISON, TN 37115	(ADDRESS) Nashville Tn 37204	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, **CANDACE A. ELKINS-FOREMAN, A MARRIED WOMAN**, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARGARET G. PERRINO, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEES, THER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND IN DAVIDON COUNTY, TENNESSEE, BEING LOT NO. 16 ON THE MAP OF THE RE-SUBDIVISION OF LOTS NOS. 2 TO 6 INCLUSIVE OF A SUBDIVISION OF LOT NO. 27 AND A PART OF LOT NO. 29 OF THE DIXIE PURE FOOD SUBDIVISION AT AMQUI AS OF RECORD IN BOOK 843, PAGE 66, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH MAP REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO CANDACE A. SUTHERLAND HEREIN BY QUITCLAIM DEED OF RECORD IN BOOK 8339, PAGE 239, SAID REGISTER'S OFFICE. CANDACE A. SUTHERLAND AND CANDACE A. ELKINS-FOREMAN ARE ONE IN THE SAME PERSON. SAID PROPERTY WAS INVESTMENT PROPERTY AND WAS NEVER OCCUPIED BY CANDANCE A. ELKINS-FOREMAN NOR HER SPOUSE.

This is improved property, known as 1156 Pierce Road, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Davidson County DEEDWARR
Recvd: 10/08/08 10:40 2 pgs
Fees:13.00 Taxes:425.50
20081008-0102074

Witness our hands this 16th day of September, 2008.

Candace A. Elkins-Foreman

Candace A. Elkins-Foreman

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Candace A. Elkins-Foreman, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 16th day of September, 2008.

NOTARY PUBLIC
My commission expires: 9-27-08

