Davidson County DEEDWARR
Recvd: 12/23/08 09:49 2 pgs
Fees:13.00 Taxes:292.30

20081223-0122239

WARRANTY DEED

B-ER-08-4958

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $79,000.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF December, 2008.

Notary Public

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

AMANDA VAUGHN
State of Tennessee
Notary Public
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Erin L. Parker	CityLife Lending Group, LLC	
4958 Edmondson Pike #B-11	(NAME) P.O. Box 6502	
(ADDRESS) Nashville, TN 37211	(ADDRESS) Springfield, TN 45501-6502	147-7-B-11.00CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHARLES E. MCKINNEY, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ERIN L. PARKER, A SINGLE PERSON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT B-11, WOODLEA PLACE TOWNHOMES, PHASE I, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 5050, PAGE 101, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO CHARLES E. MCKINNEY, UNMARRIED BY WARRANTY DEED FROM JERRY D. TABERS AND WIFE, MARY B. TABERS, RECORDED ON THE 30TH DAY OF JULY, 1986 IN BOOK 6934, PAGE 71, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE IN PLAT BOOK 5050, PAGE 101; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN BOOK 5197, PAGE 544; BY-LAWS OF RECORD IN BOOK 5197, PAGE 585; RULES AND REGULATIONS OF RECORD IN BOOK 6636, PAGE 970, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

POWER OF ATTORNEY FILED FOR RECORD ON DECEMBER 2, 1997 IN BOOK 10702, PAGE 570, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 4958 Edmondson Pike #B-11, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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/our hand(s) this 19th day of December, 2008.

Charles E. McKinney By Daniel Jeffrey McKinney Atty-in-fact
Charles E. McKinney by Daniel Jeffrey McKinney, Attorney-In-Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 19th day of December, 2008, before me personally appeared Daniel Jeffrey McKinney to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Charles E. McKinney and who acknowledged he/she/they executed the same as the free act and deed of the said Charles E. McKinney.

Witness my hand and official seal, this the 19th day of December, 2008.

Notary Public

My Commission Expires: 7-24-10

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903