Davidson County DEEDWARR
Recvd: 12/30/08 10:54 2 pgs
Fees:13.00 Taxes:1109.63
20081230-0123376

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $299,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December, 2008.

Notary Public
MY COMMISSION EXPIRES: 8/21/12
File No. G8-6775D

DAWN N. KEMP NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
John M. Stone, Jr. and Katie-Faith L. Stone, husband and wife (NAME)	Mortgage Investors Group (NAME)	73-3-37
2604 Brownwood Drive (STREET ADDRESS	8320 E. Walker Springs Lane, S (STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Knoxville, Tennessee 37923 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Kristian A. Marcy and Lisa B. Marcy, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **John M. Stone, Jr. and Katie-Faith L. Stone, husband and wife**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 53 on the plan of SUTHERLAND HEIGHTS, SECTION 2, as shown by plat of record in Plat Book 2663, Page 58, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Beginning on the southeasterly margin of Brownwood Drive at he corner of Lots No. 53 and 54; thence with said Drive, northeasterly 164.61 feet to the corner of Lot Nos. 52 and 53; thence with the line between said two lots, southeasterly 166.2 feet to eh common corner of Lot Nos. 51, 52 and 53; thence with the line between Lot Nos. 51 and 53, southwesterly 118.3 feet; thence South 46 degrees 03 minutes West 99.5 feet to the corner of Lot Nos. 53 and 54; thence with the line between said two lots, northwesterly 193 feet to the beginning.

BEING the same property conveyed to Kristian A. Marcy and Lisa B. Marcy, husband and wife from Sid Marcy and wife, Sandra A. Marcy, by Quit Claim Deed dated April 18, 1995, in Book 9648, Page 308, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2008 taxes have been paid by the Grantor and have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 2604 Brownwood Dr., Nashville, TN 37214

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 and assigns, forever, and we do covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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 16th day of December, 2008

X _____ 12/16/08

Kristian A. Marcy Date

X _____ 12/16/08

Lisa B. Marcy Date

STATE OF TENNESSEE

COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Kristian A. Marcy and wife, Lisa B. Marcy, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 16th day of , . December, 2008

My Commission Expires: 3/20/10

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Notary Public

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O. BOX 663
GALLATIN, TN 37066