Record & Return to:
Covenant Title & Escrow
100 North Main Street
Goodlettsville, TN 37072

WARRANTY DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: Erica Y. Finn 812 Redfern Court Madison, Tennessee 37115	SEND TAX BILLS TO: First Community Mtg 1410 S. Church St. Ste 14 Murfreesboro, TN 37130	MAP-PARCEL NUMBERS: 04301025600

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

DUSTIN D. MYERS, an unmarried man

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

ERICA Y. FINN, a married woman

HEREINAFTER called the GRANTEE, his 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. 29 in Shannon Place Subdivision, Section 1, of record in Plat Book 11190, Page 55, said Register's Office, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Dustin D. Myers by special warranty deed from National City Home Loan Service, Inc., a Delaware corporation, of record as Instrument No. 20031120-0169299, Register's Office for Davidson County, Tennessee.

This is improved property known as **812 Redfern Court, Madison, Tennessee 37115.**

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, his heirs and assigns, forever. And it does covenant with the said GRANTEE, that we are lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And it does further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND this the 24th day of December, 2008.

Davidson County DEEDWARR
Recvd: 01/05/09 14:50 2 pgs
Fees:13.00 Taxes:454.73
20090105-0000873

DUSTIN D. MYERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **DUSTIN D. MYERS,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 24th day of December, 2008.

NOTARY PUBLIC
My Commission Expires: 10-23-12

RICK PILIPONIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $122,900.00.

AFFIANT

Sworn to and subscribed to before me this 24th day of December, 2008.

NOTARY PUBLIC

My Commission Expires: 10-23-12

RICK PILIPONIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY