Davidson County DEEDWARR
Recvd: 01/30/09 14:46 3 pgs
Fees:18.00 Taxes:477.30

20090130-0008267

FOR RECORDING PURPOSES

File No. 7876

File Box

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANACTION IS $ 129,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE:
January 27,2009

NOTARY PUBLIC

COMMISSION EXPIRES: 12-06-2011

J. SUSAN DUFF
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:

NAME: Thomas P. Lievois, Esq.
7740 Foster Road
Clarkston, Michigan 48346

RETURN TO AFTER RECORDING:

Bridgehouse Title
342 cool Springs Blvd., Ste 202
Franklin, TN 37067

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Thomas Jones, Jr. 1345 Bell Road, Unit 440 Antioch, TN 37013	Wells Fargo Home Mtg ~~New Owner(s)~~ P.O. Box 11701 Newwark, NJ 07101-4701	162 12-O-B-069.00 CO

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Shaneka L. Halls, an unmarried person

HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Thomas Jones, Jr. a single person

HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO COVENANTS, CONDITIONS, EASEMENTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY OF RECORD, IF ANY.

THIS IS (X)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

1345 Bell Road #440, Antioch, Tennessee 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 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. 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, this date: 3/31/08

Shaneka L. Halls

Shaneka L. Halls

(Individual Notary Acknowledgement)

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Shaneka L. Halls, an unmarried person

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at GMAC FRANKLIN, TN

on this 31ST day of March, 2008

Janis T. Wilks

Notary Public

JANIS T. WILKS
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF ROBERTSON

My Commission Expires: 6-12-2010

EXHIBIT "A"

Land in Davidson County, Tennessee being Unit No. 15-A of Tract II on the plan of Final Plat, Villas at Bella Park, Phase II, a horizontal property regime, of record in Instrument Number 20020722-0087814, and as defined in the Amendment to Master Deed and By-Laws of record in Instrument Number 20040218-0018915 to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Shaneka L. Halls, an unmarried person by Deed from Christopher Risley and wife, Mary Elizabeth Risley, of record in Instrument No. 20060608-0068111, dated June 6, 2006, Register's Office for Davidson County, Tennessee.

BEING the same premises which Christopher Risley and wife, Mary Elizabeth Risley by Deed dated 6/6/2006 and recorded 8/8/2006 in Davidson County, Tennessee in Deed Book Volume , Page or Instrument No. 20060608-0068111 .