Davidson County DEEDWARR
Recvd: 02/27/09 10:07 2 pgs
Fees:13.00 Taxes:1106.30
20090227-0017229

Warranty Deed

	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $299,000.00. Affiant Subscribed and sworn to before me, this the ~~23rd~~ 24th day of February, 2009. Notary Public My commission expires: 01/07/2013

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
David I. Abrams Mary M. Abrams	CityLife Lending Group	Map: 115-09
813 Rodney Drive	8480 Stagecoach Cir.	Parcel: 49
Nashville, TN 37205	Frederick MD 21701	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CHAD F. BURNETTE AND WIFE, ELIZABETH B. BURNETTE**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID I. ABRAMS AND WIFE, MARY M. ABRAMS**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 218 on the Plan of Section Eight, West Meade Hills, of record in Book 3600, pages 61 and 62, said Register's Office, amended in Book 3939, page 417 and Book 3988, page 246, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Chad E. Burnette and wife Elizabeth B. Burnette by deed from Countrywide Home Loans, Inc., of record in Instrument 200404160043313, said Register's Office, dated April 7, 2004.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 813 Rodney Drive, Nashville, TN 37205.

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), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 23rd day of February, 2009.

Chad F Burnette
Chad F. Burnette

Elizabeth Burnette
Elizabeth B. Burnette

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Chad F. Burnette and Elizabeth B. Burnette, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this ~~23rd~~ 18th day of February, 2009.

Jane Scott
Notary Public

My Commission Expires: ~~November 22, 2010~~ 10/1/2012

JANE SCOTT
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY