WARRANTY DEED

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires MAY 22, 2010

G-VRE-09-1412

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,927.00

Affiant

Subscribed and sworn to before me, this 10th DAY OF July, 2009.

Notary Public

MY COMMISSION EXPIRES: 5/22/10
(AFFIX SEAL)

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
Andy Detwiler	CityLife Lending Group, LLC	
1412 Ordway Place (ADDRESS)	8480 Stagecoach Circle (NAME) (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Frederick, MD 21701-4747 (CITY) (STATE) (ZIP)	83-9-300.00

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 PAT HOLDEN, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ANDY DETWILER, 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 LOT 126, SUBDIVISION OF THE A.V.S. LINDSLEY 29 ACRE TRACT, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 57, PAGE 66, 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 BY WARRANTY DEED FROM DIMPLE G. JONES, A SINGLE PERSON, TO BILLY J. HOLDEN, JAMES G. BROWN AND SPOUSE, EDITH I. BROWN, AS RECORDED ON AUGUST 1, 1994, IN BOOK 9422, PAGE 795, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID JAMES G. BROWN HAS SINCE DIED.

FURTHER BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM BILLY J. HOLDEN AND EDITH I. BROWN TO BILLY J. HOLDEN AND WIFE, PAT HOLDEN, AND EDITH I. BROWN, A SINGLE PERSON, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP, AS RECORDED ON MAY 25, 2004, IN INST. NO. 20040525-0061412, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID BILLY J. HOLDEN HAS SINCE DIED.

FURTHER BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM EDITH I. BROWN TO PAT HOLDEN, AS RECORDED ON FEBRUARY 14, 2008, IN INST. NO. 20080214-0014764, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2009 PROPERTY TAXES; B) INSTRUMENTS OF RECORD IN PLAT BOOK 57, PAGE 66; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 1412 Ordway Place, Nashville, Tennessee 37206
(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.

BILL GARRETT, Davidson County
Trans:T20090047159 DEEDWARR
Recvd: 07/14/09 10:29 2 pgs
Fees:13.00 Taxes:780.43
20090714-0065678

Witness my/our hand(s) this 10th day of July, 2009.

Pat Holden

Pat Holden

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Pat Holden, the within named bargainor, 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 the 10th day of July, 2009.

Notary Public

My Commission Expires: 5/22/10

(SEAL)



My Commission Expires MAY 22, 2010

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