BILL GARRETT, Davidson County
Trans: T20090087601 DEEDWARR
Recvd: 12/30/09 13:42 2 pgs
Fees: 13.00 Taxes: 1054.50
20091230-0118507

WARRANTY DEED

R-C21-09-3716

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Affiant

Subscribed and sworn to before me, this 15th DAY OF December, 2009.

Notary Public

MY COMMISSION EXPIRES: 7-24-10
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE MARY FRANCES RUDY DAVIDSON COUNTY TENN

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
Jordan M. Locke	SunTrust Mortgage, Inc.	
3716 Woodmont Lane	(NAME) 401 Commerce Street, Suite 6500	
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville, TN 37219	116-12-70.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 JOHN HARTNETT CROSSLIN AND WIFE, NICOLE H. CROSSLIN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JORDAN M. LOCKE, UNMARRIED, AND CHRISTINA M. KIRK, UNMARRIED, AS Tennents in Common with right of Survivorship, 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 32, BLOCK D, MAP OF WOODMONT LANE HOMESITES, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 1130, PAGE 13, 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 QUITCLAIM DEED FROM JOHN HARTNETT CROSSLIN TO JOHN HARTNETT CROSSLIN AND WIFE, NICOLE H. CROSSLIN AS RECORDED ON THE 11TH DAY OF SEPTEMBER, 2001 IN INSTRUMENT NO. 20010911-0098562 AND WARRANTY DEED FROM ROBERT S. ATKINSON AND WIFE, LINDA C. ATKINSON TO JOHN HARTNETT CROSSLIN, UNMARRIED AS RECORDED ON THE 22ND DAY OF DECEMBER, 2000 IN INSTRUMENT NO. 20001222-0125501, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES; B) INSTRUMENTS OF RECORD IN BOOK 1130, PAGE 13; 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 3716 Woodmont Lane, Nashville, Tennessee 37215
(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.

Witness my/our hand(s) this 15th day of December, 2009.

John Hartnett Crosslin

Nicole H. Crosslin

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Hartnett Crosslin and Nicole H. Crosslin, 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 15th day of December, 2009.

Notary Public

My Commission Expires: 7-24-10

(SEAL)

MARY FRANCES RUDY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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