Record & Return to:
Victory Title & Escrow, LLC
695 President Place, Suite 203
Smyrna, TN 37167
VT 100200074

BILL GARRETT, Davidson County
Trans:T20100014780 DEEDWARR
Recvd: 03/12/10 10:42 2 pgs
Fees:13.00 Taxes:669.70
20100312-0019025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $181,000.00

Affiant

Subscribed and sworn to before me, this 10TH DAY OF MARCH, 2010.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

GAIL C. VICTORY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires OCT. 24, 2010

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FATOU FALL AND HUSBAND, IBRAHIM DIOUF	Chase Home Finance (NAME)	
4052 PINEORCHARD PLACE (ADDRESS)	P.O. Box 47020 (ADDRESS)	164-10-0A-088.00
ANTIOCH, TN 37013 (CITY) (STATE) (ZIP)	Doraville, GA 30362-0020 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROBYN L. INCE and BILL INCE, wife and husband, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto FATOU FALL AND HUSBAND, IBRAHIM DIOUF, hereinafter called the Grantees, 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(S) 236, AS SHOWN ON THE MAP ENTITLED VILLAGE TWO, SUMMERFIELD, OF RECORD AS INSTRUMENT NO. 20000929-0096421, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ROBYN L. INCE AND BILL INCE, MARRIED, BY DEED OF RECORD AS INSTRUMENT NO. 20040227-0022314, DATED FEBRUARY 27, 2004, SAID REGISTER'S OFFICE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 4052 Pine Orchard Place, Antioch, TN 37013
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 10th day of March, 2010.

ROBYN L. INCE

BILL INCE

WARRANTY DEED
(Continued)

Birthright Title & Escrow, LLC
515 Rivergate Parkway, Ste. 111
Goodlettsville, TN 37072

Personal Acknowledgment [TCA § 66-22-107(a)]

State of TENNESSEE)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, ROBYN L. INCE AND HUSBAND BILL INCE, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of March, 2010.

Mary Birthright
Notary Public

My commission expires: 11-7-11

MARY BIRTHRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011