BILL GARRETT, Davidson County
Trans:T20100017248 DEEDWARR
Recvd: 03/24/10 12:51 3 pgs
Fees:18.00 Taxes:518.00
20100324-0022075

MICHELLE HIGHTOWER
NOTARY PUBLIC
STATE OF TENNESSEE
SUMNER COUNTY
My Commission Expires 08-18-2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Affiant

Subscribed and sworn to before me, this 12th day of March, 2010.

Notary Public

My commission expires: 8.18.2011

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, Inc.
505 E Main Street
Hendersonville TN 37075

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Latwaun D. Cook	**Real Estate Mortgage Network, Inc.**	149070B03600CO
1221 Canyon Ridge Drive	**70 Grand Avenue, Suite 109**	
Antioch, TN 37013	**River Edge, NJ 07661**	

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 ACKNOWLEDGE, WE,

Moris Otim, unmarried and Eunice Owot, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Latwaun D. Cook, a married person

HEREINAFTER CALLED THE GRANTEES, 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 206, FINAL PLAT, PHASE TWO, CANYON RIDGE SUBDIVISION, as shown on plat of record in Plat Book 9700, Page 805, as amended at Instrument No. 20031124-0170362, 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 to Moris Otim, unmarried and Eunice Owot, unmarried by Warranty Deed from StoneMark Homes, LLC, recorded on the 18th day of January, 2007 in Instrument No. 20070118-0007286, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters shown on the pan of record in Book 9700, Page 805, Register's Office for Davidson County, Tennessee.

This is improved (__X__) unimproved (____) property known as 1221 Canyon Ridge Drive, Antioch, TN 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 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 in 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 12th day of March, 2010.

Moris Otim

Eunice Owot

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, Moris Otim ~~and Eunice Owot, and~~ 1221 Canyon Ridge Ct. , the within named Grantor~~s~~, 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, at office, this 12th day of March, 2010.

Notary Public

My Commission Expires:

TERRI D JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires April 4, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12th day of March, 2010 , before me personally appeared

EUNICE OWOT

To me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person(s) free act and deed.

Notary Public

My Commission Expires 9-19-2011

