WARRANTY DEED

G-HCR-10-3216

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,500.00

Affiant

Subscribed and sworn to before me, this 3rd DAY OF May, 2010.

Notary Public

MY COMMISSION EXPIRES: 9-8-13 (AFFIX SEAL)

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP / PARCEL NUMBERS
Brenda Diane Bowers	First Community Mortgage, Inc.	
3216 Rainwood Drive (ADDRESS)	275 Robert Rose Drive (NAME) (ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	50-11-108.00

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 LORIE GOLDEN,* MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRENDA DIANE BOWERS , A SINGLE WOMAN, 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:

*fka Lorie Mayberry

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 94, TIMBERWOOD ESTATES, SECTION ONE, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 6250, PAGE 441, 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 LORIE MAYBERRY BY CASH DEED FOR TENNESSEE FROM ANDREW M. CUOMO, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C., RECORDED ON THE 15TH DAY OF DECEMBER, 1999 IN INSTRUMENT NO. 199912150303537, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. LORIE MAYBERRY HAVING SINCE MARRIED AND IS NOW KNOWN AS LORIE GOLDEN.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD IN PLAT BOOK 6250, PAGE 441; AND COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD IN BOOK 6558, PAGE 288, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )

This is improved (X) property, known as 3216 Rainwood Drive, Nashville, Tennessee 37207
(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:T20100027617 DEEDWARR
Recvd: 05/07/10 15:28 2 pgs
Fees:13.00 Taxes:345.95
20100507-0035243

Witness my/our hand(s) this 3rd day of May, 2010.

Lorie Golden

Keith E. Golden

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lorie Golden and Keith E. Golden, 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 30th day of April, 2010.

Notary Public

My Commission Expires: 01/07/2013

(SEAL)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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