03

Realty Title

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20100036047 DEEDWARR
Recvd: 06/14/10 15:57 2 pgs
Fees:13.00 Taxes:518.00
20100614-0046179

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Rachelle Caudill
Affiant

Subscribed and sworn to before me, this 9th day of June, 2010.

Diane K Mann
Notary Public
My commission expires: 2/11/13

03-1004-36487

Address of New Owner:	Send Tax Bills to:	Tax Information
Roland Frye	REGIONS BANK D/B/A REGIONS MTG.	128-10-0 209.00
8111 Stacy Square Court	2050 PARKWAY OFFICE CIRCLE	
Nashville TN 37221	BIRMINGHAM, AL 35244	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sarah Milligan, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Roland Frye and Ayan Dahir Mire, hereinafter called the Grantees, their successors 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 8A on the Plan of Zone-Lot Division Stacy Square Townhomes, Stacy Square, Section 7, of record in Book 5200, Page 438, amended in Book 5200, Page 467, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Sarah Milligan by Special Warranty deed from Bank of America, N.A., dated January 21, 2010, recorded January 28, 2010, in Instrument 20100128-0007082, Register's Office for Davidson County, Tennessee.

Subject property is not now, and never has been, the residence of the grantor herein, nor any spouse or assigns.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 8111 Stacy Square Court, Nashville, TN 37221

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 28th day of May, 2010.

Sarah Milligan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sarah Milligan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 28th day of May, 2010.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

My Commission expires 02/11/13