This Instrument Prepared by G. Schuhl

Two Devon Square 744 W. Lancaster Ave.

Wayne, Pa 19087-2594

AREL-02678

WARRANTY DEED

Instr:200003060021900 Page: 1 OF 3
REC'D FOR REC 03/06/2000 12:52:21PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $503.20

THIS INDENTURE, made this 5th day of Feb, A.D., 19 2000, between **JAMES C. KIME and MELISSA A. KIME, husband and wife**

Tennessee, First Parties, and

MECHELL A. FALTAS AND MIRINDA M. BEBAWY

Tennessee, Second Parties

WITNESSETH; that said First Parties, for and in consideration of the sum of TEN AND NO/100---------- ($ 10.00----------) DOLLARS and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

WE

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

Land in Davidson County, Tennessee, being Lot No. 642 on the Plan of Somerset, Section V-C, of record in Plat Book 7900, page 345, Register's Office for said County, to which reference is made for a more complete description.

BEING the same premises which Steve W. and Wanda Griggs ,by Deed dated and recorded in Davidson County, Tennessee in Deed Book Volume 10396, Page791&c., granted and conveyed unto James C. Kime and Melissa A. Kime, husband and wife, in fee.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except PLEASE SEE EXHIBIT "A" ATTACHED HERETO.

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either **singular or plural**, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

_____(L.S.) James C. Kime (L.S.)

_____(L.S.) Melissa A. Kime (L.S.)
Melissa A. Kime

STATE OF TENNESSEE }
COUNTY OF Davidson **}:ss**

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State **JAMES C. KIME and MELISSA A. KIME, husband and wife**, the within named bargainor, 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 and official seal at office, in Davidson County, this 6th day of Feb, 19 2000.

Stephanie Fidler
Notary Public
Stephanie Fidler

My Commission expires Nov 30, 2002

STEPHANIE FIDLER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 30, 2002

Map 150-12-A, Parcel 150

THE NAME AND ADDRESS OF A PROPERTY OWNER
OWNER MECHELL A. FALTAS AND MIRINDA M. BEBAWY
ADDRESS 1237 Quaise Moor
Antioch, TN 37013

PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
North American Mortgage Company
ADDRESS 3883 Airway Drive Santa Rosa, CA 95403

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $136,000.00. Affiant

Subscribed and sworn to before me this 18th day of February, 19 2000.

Notary Public Elizabeth E Spratt

EXHIBIT 'A'

1. All REAL PROPERTY taxes for the year 2000 and subsequent years, A LIEN, not yet due and payable (MAP 150-12-A, PARCEL 150).

2. All matters as set forth on the Plan of record in Plat Book 7900, page 592, said Register's Office, which plan includes a 20-foot public utility and drainage easement along the front lot line; and a 10-foot public utility and drainage easement along the rear lot line.

3. Charter of Somerset Homeowners Association, of record in Book 7661, page 37, said Register's Office.

4. By-laws of Somerset Homeowners Association of record in Book 7619, page 679, and as amended by First Amendment to By-Laws, of record in Book 9509, page 363, and by Amendment to By-Laws of record in Book 9647, page 472, said Register's Office.

5. Declaration of Restrictive Covenants for Somerset, of record in Book 7619, page 647, and amended in Book 7657, page 583, Book 7675, page 923, and Book 8708, page 630, and by First through Eighth Supplementary Declarations to said Declaration of Restrictive Covenants for Somerset, of record in Book 7776, page 826, Book 8201, page 770, Book 8663, page 384, Book 9036, page 326, Book 9065, page 744, Book 9072, page 572, Book 9245, page 332, and Book 9696, page 654, said Register's Office.