SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

Instr:200005250052306 Page: 1 OF 2
REC'D FOR REC 05/25/2000 10:54:01AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $430.68

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **19th** day of **May, 2000** between **Susan A. Engel and husband, John B. Engel, ,** GRANTOR, and **Matthew Scott Dowdle, a married man ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Being Lot No. 287 on the Plan of Whispering Hills, Section II-B, as of record in Book 2331, page 155, Register's Office for Davidson County, Tennessee.

Said Lot No. 287 fronts 201.4 feet on the southwesterly side of Valleywood Drive and runs back 154.8 feet on the northwesterly line and 154.40 feet on the southeasterly line to a dead line in the rear, which is a broken line, on which it measures 184.2 feet.

Being the same property conveyed to Susan A. Engel and husband, John B. Engel by Warranty Deed from Cathy Decamp Rook Sanders and husband, Larry E. Sanders of record in Book 11030, page 488, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 2604, page 1, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 2331, page 155, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 575 Valleywood Drive, Nashville, Tennessee 37211.

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 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **19th** day of **May, 2000.**

Susan A. Engel
Susan A. Engel

John B. Engel
John B. Engel

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susan A. Engel and John B. Engel, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 19th day of May, 2000.

NOTARY PUBLIC

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES: 10-20-2003 RUTHERFORD COUNTY, TN

MY COMMISSION EXPIRES:

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $116400

Affiant

Subscribed and sworn before me this 19th day of May, 2000.

NOTARY PUBLIC

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES: 10-20-2003 RUTHERFORD COUNTY, TN

MY COMMISSION EXPIRES:

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Matthew Dowdle
575 Valleywood Drive
Nashville, Tennessee 37211

Send Tax Bills to:
Gold Banc Mortgage, Inc. d/b/a RIC Mortgage Company
9221 Ward Parkway, Ste. 300
Kansas, City, MO 64114

Map & Parcel Number:

Map 147-14 Parcel 76