PREPARED BY (AND RETURN TO):

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W & I Ref: (sk) Title No: 41814
Dav. Co. File: Box 8

Instr:200008030077050 Page: 1 OF 2
REC'D FOR REC 08/03/2000 11:38:46AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $773.30

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kim Regan Fox 8428 Indian Hills Drive Nashville, TN 37221	Prism Mortgage Co. 2000 PGA Blvd., Suite 3206 Palm Beach Gardens, FL 33408

TAX MAP-PARCEL NUMBERS: 155-10-A-88

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 209,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Patricia B. Ward, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kim Regan Fox,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 122 on the Plan of McCrory Trace Estates of record in Book 6900, pages 720-723, Register's Office for said County.

SAID Lot No. 12, which is a corner lot, fronts 98.17 feet on the northeasterly margin of Indian Ridge Drive and fronts 70.00 feet on the southeasterly margin of Indian Hills Drive, said Frontages being joined by a curve having a length of 42.20 feet, and extends back 111.48 feet on the northeasterly line and 73.92 feet on the southeasterly line, to a point of intersection.

BEING the same property conveyed to Glenn James Conway and wife, Patricia Boyd Conway, by deed from M/I Schottenstein Homes, Inc., d/b/a M/I Homes, a Deleware Corporation, of record in Book 7960, page 664, Registers' Office for Davidson County, Tennessee. The said Glen James Conway and Patricia Boyd Conway have since divorced pursuant to ORDER No. 95D-3523, in the Second Circuit Court for Davidson County, Tennessee. Glenn James Conway has since3 conveyed all of his interest in subject property to Patricia Boyd Conway by Quitclaim Deed of record in Book 10630, page 679, Register's Office for Davidson County, Tennessee. The said Patricia Boyd Conway has since been married and is now known as Patricia B. Ward.

Barry N. Ward, spouse of Patricia B. Ward, joins in this conveyance soley to convey any and all marital interest he may have in the above described property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Page 720-723, said Register's Office, which Plan shows a 25 foot minimum building setback line from Indian Hills Drive and Chippewa Circle together with additional setback designations; The Declaration of Covenants, Conditions and Restrictions of record in Book 7241, page 597, Book 7576, page 831, Book 7576, page 846, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 8428 Indian Hills Drive, 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of July, 2000.

Patricia B. Ward
Patricia B. Ward

Barry N. Ward

State of Tennessee
County of Williamson

On this 26th day of July, 2000, before me the undersigned authority, personally appeared **Patricia B. Ward and Barry N. Ward**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

NOTARY PUBLIC AT

Notary Public

State of Tennessee
County of Williamson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 209,000.00

Affiant

Sworn and subscribed before me on the 26th day of July, 2000.

Notary Public

My Commission Expires:

NOTARY PUBLIC AT