WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/05/00 07:25 2pgs
Fees:11.00 Taxes:305.25

20000905-0087079

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,500.00

Teresa R Elliott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August 20 00

Notary Public 5/27/2001

MY COMMISSION EXPIRES: ~~January 26, 2002~~

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. JENNIFER BOMAR

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Teresa R. Elliott (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 150-3
3506 New Windsor Court (ADDRESS)	4500 Park Granada (ADDRESS)	PARCEL 159
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Calabasas, CA 91302-1613 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Rodney Gross and wife, Pamela Gross

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Teresa R. Elliott

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 No. 46A on the Plan of Chelsea of Priest Lake, Section One-B, Zone Lot Division of Lots 43-47 of record in Book 6250,* Book 6250, Page 264, Register's Office for said County. *page 8, as amended in

Said Lot No. 46A fronts 15 feet on the southerly margin of Windsor Court and extends back 149.03 feet on the southeasterly line and 187.71 feet on the northwesterly line to a dead line in the rear measuring 89.19 feet thereon.

BEING the same property conveyed to Rodney Gross, unmarried by deed from Michael L. Orrick, unmarried, of record in Book 9200, Page 125, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6298, Page 539, Register's Office for said County.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6250, Page 264, said Register's Office; (3) Easement for party walls.

The said Pamela Gross joins in this conveyance to convey any and all marital interest she may have in said property.

unimproved ( )
This is improved (X) property, known as 3506 New Windsor Court, Antioch, TN 37013
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the 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 representatives, to warrant and forever defend the title to the said land to the 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 our hand S this 30th day of August, 20 00

Rodney Gross

Pamela Gross

Pamela Gross

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rodney Gross and wife, Pamela Gross

the bargainor s, 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 Nashville, Tennessee, this 30th day of August 20 00

Commission expires ~~January 26, 2002~~ 3/24/01

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____ .

My commission expires _____

Notary Public