OLD REPUBLIC
National Title Insurance Company

ORT#: SV 3103161

STATE OF TENNESSEE }
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 245,000.00
Sherry Winn Howell
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE, THIS THE 30th DAY OF November, 2000.
NOTARY PUBLIC
My Commission expires: 10-25-2003

(615) 385-2804 THIS INSTRUMENT PREPARED BY TN Sup Ct #003143
Marbut Glenn Gaston, Jr.,Lawyer,2211 Crestmoor Rd.,Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Everette I. Howell, Jr. and wife (NAME)	New Owner At Same Address (NAME)	130-12-A-044-CO
515 Westview Avenue (ADDRESS)	(ADDRESS)	FH-25769
Nashville, TN--37205-- (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 245,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Peter O'Malley, an unmarried person and Vivian O'Malley, an unmarried person

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Everette I. Howell, Jr. and wife, Sherry Winn Howell

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, and being **Lot No. 44** on the plan of **Northumberland**, as of record at **Plat Book 6250, pages 128 and 129** Register's Office for said County, to which reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to the grantor herein by deed as of record at Instrument Number **Book 10571, page 309**, in said Register's Office, and the above description is the same as appears therein.

This conveyance is subject to current year's property taxes which have been prorated this date and the grantee assumes in full (if this proration is based on prior year's taxes or the best-information available as of this date, grantor expressly agrees to reimburse grantee for any difference in the prorated amount within 30-days of written notice of the same from grantee), and to restrictive covenants, plat limitations, easements, and/or other matters, as hereinafter stated, to wit:

1. 2000 property taxes in the amount of $1,695.00 to be paid in full at final settlement, and back taxes are PAID IN FULL, all as listed to Map-Parcel: 130-12-A-044-CO; Field Book Number: FH-25769; at the street address of 3 Strawberry Hills, Nashville, TN 37215.

2. Declaration of Covenants, Conditions and Restrictions as of record at Book 6377, page 18, Book 6545, page 799, Book 7663, page 468, Book 8919, page 45 and Book 8990, page 50 said Register's Office.

3. Charter of Northumberland Homeowners' Association at Book 6493, page 884, amended at Book 7545, page 405 and Book 7841, page 73 said Register's Office.

4. Easements as of record at Book 6434, page 786, Book 6548, page 98, Book 6581, page 77, Book 6581, page 80, Book 1181, page 486, Book 1108, page 379, Book 2296, page 303 and as referenced at Plat Book 1130, page 7 and easement for fence at Book 8137, page 823, said Register's Office.

5. Deed of conveyance to Metropolitan Government of Nashville & Davidson County of sewer lines at Book 6932, page 89 and of water lines at Book 6932, page 138 said Register's Office.

PICK-UP

Davidson County DEEDWARR
Recvd: 12/01/00 08:52 2pgs
Fees:11.00 Taxes:906.50
20001201-0117798

6. Setback lines, easements, notes, and/or other limitations as shown on said plan of record at Plat Book 6250, pages 128 and 129 said Register's Office.

unimproved (XX
This is improved ( ) property, known as 3 Strawberry Hills, Nashville, TN 37215
(House Number) (Street) (City) (State) (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. 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 29th day of NOVEMBER, 2000.

Peter O'Malley
FL. DRIV. LIC. USED AS I.D.

Vivian O'Malley

INDIVIDUAL ACKNOWLEDGMENTS:

For: Peter O'Malley

STATE OF ~~TENNESSEE~~ FLORIDA:
County of LEE :

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Peter O'Malley, the barganor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 29th day of NOVEMBER, 2000.

My Commission expires:
1-6-02

Cherie Cooper
Notary Public

CHERIE COOPER
MY COMMISSION # CC 678711
EXPIRES: January 6, 2002
Bonded Thru Notary Public Underwriters

~~CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT~~

For: Vivian O'Malley

STATE OF TENNESSEE }
County of DAVIDSON }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Vivian O'Malley, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged ~~xxxxx~~ that she executed the ~~xx~~ within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30th day of NOVEMBER, 2000

My Commission expires:
10-25-2003

Notary Public
Marriott Glenn Gaston, Jr.