Davidson County DEEDWARR
Recvd: 01/09/01 14:22 2pgs
Fees:11.00 Taxes:425.50
20010109-0002891

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 28th day of December, 2000.

Notary Public

My Commission Expires: 11-18-01

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Catheryne Hopper Golden
3005 Country Meadow Road
Antioch, Tennessee 37013

SEND TAX BILLS TO:
American Home Mortgage & Assoc
2133 North Commerce Parkway
Weston, FL 33326

MAP-PARCEL NUMBERS:
150-07-0-349.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Lura J. Powers, an unmarried woman** hereinafter referred to as Grantors, hereby transfers and conveys to **Catheryne Hopper Golden, a married woman** hereinafter referred to as 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. 230 on the Plan of The Country Section 6A, of record in Plat Book 5200, Page 667, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Glen E. Powers and wife, Lura J. Powers by Warranty Deed from Catherine M. Nanney, unmarried of record in Book 9721, Page 556, Register's Office for Davidson County, Tennessee. Said property being further conveyed by Quitclaim Deed from Glen E. Powers to Lura J. Powers being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2001, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 5200, Page 667, Register's Office for Davidson County, Tennessee.

All other easements and restrictions of record in said Register's Office.

This is improved property known as 3005 Country Meadow Road, Antioch, Tennessee 37013.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 my hand this 28th day of December, 2000.

Lura J. Powers

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lura J. Powers, an unmarried woman, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of December, 2000.

Notary Public

K. THOMAS SIDWELL
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY

10/22/01
My Commission Expires

02606-BP