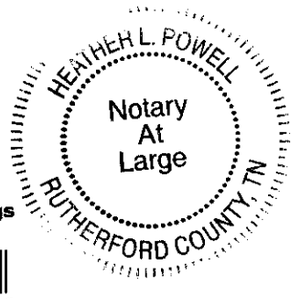
WARRANTY DEED



Davidson County DEEDWARR
Recvd: 01/18/01 14:52 3pgs
Fees:15.00 Taxes:231.25



20010118-0005654

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
16th DAY OF January, 2001

Notary Public

MY COMMISSION EXPIRES: 4-20-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Cameron Escrow, LLC, 1410 Kensington Sq. Ct., Ste.104, Murfreesboro, Tennessee 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Buyer's Agency	SAME	108-16-19
(NAME)	(NAME)	
3249 Priest Woods Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(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, Paul A. Dumas and Claire M. Dumas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO The Buyer's Agency

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 all of Lot No. 19A on the Plan of Percy Priest Woods Subdivision, Section I, Zone Lot 19, of record in Plat Book 5200, Page 607, Register's Office for said County, the said Lot 19A being the easterly part of Lot No. 19 on the Plan of Percy Priest Woods Subdivision, Section One, as of record in Plat Book 5200, Page 472, Register's Office for said County, to which reference is made for a more complete and accurate description of said lot.

Being the same property conveyed to Paul A. Dumas and wife, Jacqueline M. Dumas and Claire M. Dumas by deed of record in Book 6144, Page 757, (the said Jacqueline M. Dumas having since died, leaving, Paul A. Dumas and Claire M. Dumas as sole owners of the entirety), Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6097, Page 11; Book 6353, Page 307; Book 5984, Page 865; Book 6020, Page 270; Book 6093, Page 392; Book 6132, Page 221; Book 6560, Page 667; Book 10420, Page 228; and in Book 11044, Page 988, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Paul A. Dumas and Claire M. Dumas by David M. Flowers as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Record Book ~~X~~ _____, Page _____, Register's Office for Davidson County, Tennessee. *Instrument No. 20010118000565 3

CONTINUED

unimproved ( )
This is improved (X) property, known as 3249 Priest Woods Drive, Nashville, TN 37214
(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 16th day of January, 2001

Paul A. Dumas
By: Paul A. Dumas by David M Flowers
David M. Flowers, Attorney-in-fact
Claire M. Dumas
By: Claire M. Dumas by David M Flowers
David M. Flowers, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul A. Dumas and Claire M. Dumas

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 Murfreesboro, Tennessee, this 16th day of January, 2001.

Commission expires 4.20.03

Notary Public

KATHERINE POWELL
Notary
At
Large
RUTHERFORD COUNTY, TN

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 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 _____, _____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

The property has never been nor ever intended to be the grantors principal residence and has been held strictly for investment purposes only.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

On this 16th day of January, 2001, before me personally appeared David M. Flowers, (known to me or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Paul A. Dumas and Claire M. Dumas, and who upon his or her oath acknowledged that he executed the same as the free act and deed of the said Paul A. Dumas and Claire M. Dumas , through Power of Attorney granted 11/28/00 by the said Paul A. Dumas and Claire M. Dumas.

Heather L Powell

Notary Public

My Commission Expires: 4.20.03

HEATHER L. POWELL
Notary At Large
RUTHERFORD COUNTY, TN