Map 14A
14052-1

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/09/01 16:39 2pgs
Fees:11.00 Taxes:810.30

20010409-0034979

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $. 219,000.00

Katherine Goodson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March, 2001

Notary Public

MY COMMISSION EXPIRES: 5/29/2004
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES P. GIORDANO	COUNTRYWIDE HOME LOANS, INC.	Map 129-11
(NAME)	(NAME)	
938 Neuhoff Lane	4500 Park Granada	044.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Calabasas, CA 91302-1613	7DZ-36920
(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, KATHLEEN BERMINGHAM-MITCHELL AND VIRGINIA A. EDDY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES P. GIORDANO AND WIFE, JOLYNNE GIORDANO

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. 189 on the Plan of Warner Park Valley, Section 1, as of record in Book 3600, Pages 12 through 14, inclusive, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Kathleen Bermingham-Mitchell and Virginia A. Eddy, as joint tenants with right of survivorship, by Deed from Leo G. Corbin and spouse, Donna M. Corbin, of record in Book 8381, Page 211, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 3466, Page 89, in Book 3577, Page 511, and in Book 3702, Page 465, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

THIS instrument is being executed in behalf of Kathleen Bermingham-Mitchell and Virginia A. Eddy pursuant to a Power of Attorney executed by them on the 29th day of March, 2001, and being filed for record simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 938 Neuhoff Lane, Nashville, TN 37205
(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 29th day of March, 2001

Kathleen Bermingham-Mitchell
KATHLEEN BERMINGHAM-MITCHELL

BY: R. Allen DeCuyper Attorney In Fact
R. ALLEN DECUYPER, ATTORNEY IN FACT

Virginia A. Eddy
VIRGINIA A. EDDY

BY: R. Allen DeCuyper Attorney In Fact
R. ALLEN DECUYPER, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ .

Commission expires _____ _____

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 and who upon _____ oath(s) acknowledged _____to be the _____ and _____ respectively of the _____ the within named bargainor, a _____ , 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 _____ , 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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 29th day of March, 2001, before me personally appeared R. ALLEN DECUYPER to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of KATHLEEN BERMINGHAM-MITCHELL AND VIRGINIA A. EDDY and acknowledged that he executed the same as the free act and deed of said KATHLEEN BERMINGHAM-MITCHELL AND VIRGINIA A. EDDY.

Witness my hand and official seal at Nashville, Tennessee.

_____
Notary Public

My Commission Expires: 5/27/01

JOHN E. COOK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN