40-A

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $166,500.00

Affiant

Subscribed and sworn to before me, this 25th day of April, 2001.

Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
James T. Mulholland 3397 Old Franklin Road Antioch, TN 37013	Homeside Lending Inc 7301 Baymeadows Way Jacksonville, FL 32256	174-00-O 153.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Terry R. Vance and wife, Janice W. Vance, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to James T. Mulholland and wife, JoLynn Mulholland, hereinafter called the Grantees, their successors 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. 1, Section II of the Division of a Portion of the William H. Wisener Land as shown on plan of record in Plat Book 6050, page 31, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Terry R. Vance and wife, Janice W. Vance by deed from William H. Wisener and wife, Peggy Marie Wisener dated 4/3/84 and recorded 4/6/84, in Book 6265, page 745, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3397 Old Franklin Road, Antioch,, TN 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 25th day of April, 2001.

Terry R. Vance

Janice W. Vance

Davidson County DEEDWARR
Recvd: 04/26/01 16:05 2pgs
Fees:11.00 Taxes:616.05

20010426-0042297

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Terry R. Vance and Janice W. Vance, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 25th day of April, 2001.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission expires 3/27/2005