mail

Nations Title Company
[illegible] Suite 120
[illegible]

PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law

Parklane Building, Suite 109
5200 Maryland Way
Brentwood, Tennessee 37027
Ph. (615) 507-2004 - Fax. 507-2002
E-mail: *wilkinsandivey@bellsouth.net*
W & I Ref: (gj) Title No: 42285
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 05/23/01 15:33 2pgs
Fees:11.00 Taxes:723.35
20010523-0053700

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Charles D. Cowan Macqueline ✱. Cowan 5649 Traceside Drive Nashville, TN 37221	ABN AMRO Mortgage Group, Inc. P. O. Box 57068 Irvine, CA 92619

INITIAL MC

TAX MAP-PARCEL NUMBERS: 155-16-A-302

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Alisa M. Blanchard, unmarried, and Diane Lewis, unmarried, as Joint Tenants with Rights of Survivorship,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby [illegible]er and convey unto Charles D. Cowan and spouse, Macqueline ✱. Cowan

INITIAL MC

_____, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 268 on the Plan of Traceside, Section Ten, Revision One of record in Book 9700, page 827, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Alisa M. Blanchard by deed from Centex Homes, a Nevada General Partnership of record in Instrument No. 200001050001422, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Instrument 200004110036322, Alisa M. Blanchard, unmarried, conveyed her interest in subject property to Alisa M. Blanchard, unmarried and Diane Lewis, unmarried, as joint tenants with rights of survivorship.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Page 827, said Register's Office, to which plan reference is hereby made for a more complete description thereof and; The Declaration of Covenants, Conditions and Restrictions of record in Book 9435, page 493, Book 9677, page 675, Book 9236, page 504, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars

This is improved property, known as: 5649 Traceside Drive, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF on May 18 ,20 01 .

Alisa M. Blanchard

Diane Lewis

State of Tennessee
County of Davidson

On April 29 ,20 01 , before me the undersigned authority, personally appeared Alisa M. Blanchard and Diane Lewis, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 10/25/2003

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 195,500.00

Affiant

Sworn and subscribed before me on May 18 ,20 01 .

Notary Public

My Commission Expires: 9-25-04