02

Realty
48A

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

A. SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

My Commission Expires MAR. 27, 2005

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $108,000.00

Affiant

Subscribed and sworn to before me, this 24th day of May, 2001.

Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
Patricia M. Sellers	GMAC Mortgage Corporation	162-03-397
4977 Algonquin Trail	100 Witmer Road	
Antioch TN 37013	Horsham, PA 19004	

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, Robbin E. Williams and wife, Kelly D. Williams, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Patricia M. Sellers and Melissa M. Sparks,* 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:

PS NP

*with rights of survivorship,

Land in Davidson County, Tennessee, being Lot No. 69, Haywood Hills, Section 5, as shown on plan of record in Plat Book 4675, pages 143 and 144, 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 Robbin E. Williams and wife, Kelly D. Williams by deed of record in Book 9653, page 60, 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 4977 Algonquin Trail, 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 24th day of May, 2001.

Robbin E. Williams by Kelly D. Williams, Attorney in Fact

Robbin E. Williams
by: Kelly D. Williams, Attorney in Fact

Kelly D. Williams

Davidson County DEEDWARR
Recvd: 05/30/01 09:41 2pgs
Fees:11.00 Taxes:399.60
20010530-0055599

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kelly D. Williams, 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 24th day of May, 2001.

Notary Public

My Commission expires: _____

A. SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires MAR. 27, 2005

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 Kelly D. Williams, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes herein contained, and who further acknowledged that she is the attorney in fact for Robbin E. Williams and that she is authorized by Robbin E. Williams to execute this instrument on his behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 24th day of May, 2001.

NOTARY PUBLIC

My Commission Expires: _____

A. SCOTT HUBBARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires MAR. 27, 2005