Davidson County DEEDWARR
Recvd: 06/25/01 12:00 2pgs
Fees:11.00 Taxes:510.60
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THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $138,000.00. Maria A. Polites **Affiant** Subscribed and sworn to before me, this 22nd day of June, 2001. Notary Public My Commission Expires: [illegible] 2002

Address New Owner As Follows: Maria A. Polites 865 Beech Bend Drive Nashville, TN 37221	Send Tax Bills To: America's Wholesale Lender 750 Old Hickory Blvd. #180 Brentwood, TN 37027	Map-Parcel Number: 156-2-133

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ROBERT M. HOWARD AND WIFE, KIRSTEN K. HOWARD,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **MARIA A. POLITES, UNMARRIED**, hereinafter called the Grantee, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 641 on the Plan of Harpeth Woods Subdivision, Section of Harpeth Valley Park, recorded in Book 4860, page 111, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert M. Howard and wife, Kirsten K. Howard by deed from William F. White and wife, Carolyn W. Waggy White, of record in Book 9991, page 73, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2001 Metro taxes, a lien, but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. All matters as shown on the Plan of record in Book 4860, page 111, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants recorded in Book 5051, Page 92, and as amended in Book 5197, page 123 and in Book 5228, page 718, Register's Office for said County.

This is improved property known as 865 Beech Bend 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, her heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS our hands this 22nd day of June, 2001.

Robert M. Howard

Robert M. Howard

Kirsten K. Howard

Kirsten K. Howard

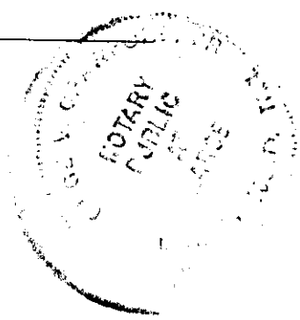
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERT M. HOWARD AND KIRSTEN K. HOWARD**, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 22nd day of June, 2001.

Notary Public

My Commission Expires: 10/25/2003



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