WARRANTY DEED

Record & Return To:
Southern Title Services, LLC
Three Maryland Farms, STE 150
Brentwood, TN 37027

C. E. PICKERING, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 31, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $177,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th Day of August, 2001.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150 Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tajhia Ann Stitzlein	Option One Mortgage	147-13-12
(NAME)	(NAME)	
5018 Kincannon Drive	P.O. Box 25060	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Santa Ana, CA 92799	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Roger D. Myers**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Tajhia Ann Stitzlein** hereinafter called the GRANTEE(S), 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. 1027 on the Plan of Brentwood Hall, Section 14, of record in book 2663, Page 129, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Roger D. Myers by Warranty Deed of record as Instrument No. 20010417-0037232 in the Register's Office of Davidson County, Tennessee.

Subject to any and all matters as shown on plat of record in Plat Book 2663, page 129 of the Register's Office of Davidson County, Tennessee.

This is unimproved ( )
improved(xx) property, known as 5018 Kincannon Drive Nashville TN 37220
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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/our hand(s) this 17th Day of August, 2001.

Davidson County DEEDWARR
Recvd: 08/21/01 10:45 2pgs
Fees:13.00 Taxes:654.90
20010821-0090059

Roger D. Myers

Roger D. Myers

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, personally appeared Roger D. Myers, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 17th Day of August, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

C. E. PICKERING, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.