03 Realty Title 48-A

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $119,000.00

Gwendolyn M. Mooney
Affiant

Subscribed and sworn to before me, this 29th day of August, 2001.

Diane K. Mann
Notary Public
My commission expires: 03/14/05

Davidson County DEEDWARR
Recvd: 09/05/01 14:38 2pgs
Fees:13.00 Taxes:440.30
20010905-0096058

Address of New Owner:	Send Tax Bills to:	Tax Information
Gwendolyn M. Mooney	Countrywide Home Loans, Inc.	133-6-203
3712 Tibbs Drive	718 Thompson Lane, Suite 104	
Nashville TN 37211	Nashville, TN 37204	

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, Clark Virgil Baese and wife, Morine Williams Baese, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Gwendolyn M. Mooney and husband, Brian D. Mooney, 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. 7 on the Plan of Leonard Heights, of record in Book 2330, Page 15, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Clark Virgil Baese and wife, Morine Williams Baese, by Deed from Lewis E. Gaines and Joe Gaines of record in Book 2488, Page 554, 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 3712 Tibbs Drive, Nashville, TN 37211

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 29th day of August, 2001.

Clark Virgil Baese
Clark Virgil Baese

Morine Williams Baese
Morine Williams Baese

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Clark Virgil Baese and Morine Williams Baese, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 29th day of August, 2001.

Notary Public

My Commission expires 03/14/05