This instrument prepared by:
MORREALE, MACK & TERRY, P.C.
449 Taft Avenue
Glen Ellyn, Il 60137

FILE BOX 45

Map 149, Gr. 2
Parcel 109

WARRANTY DEED

THIS INDENTURE, made this 15 day of October , A.D., 19 2001, by and between Wesley Todd Mayes and Melanie M. Mayes, husband and wife

First Parties, and

MARY B. COOMBS

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ---------One and NO/100-------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,
Wesley Todd Mayes and Melanie M. Mayes, husband and wife

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

ALL THAT PARCEL OF LAND IN THE CITY OF ANTIOCH, DAVIDSON COUNTY, STATE OF TENNESSEE, AS MORE FULLY DESCRIBED IN DEED BOOK 11441, PAGE 784, ID# 149.02-109, BEING KNOWN AND DESIGNATED AS LOT 13, THE PLAN OF OAKWOOD SUBDIVISION, PHASE III, SECTION 1, FILED IN PLAT BOOK 7900, PAGE 268 RECORDED 03/20/1991.

BY FEE SIMPLE DEED FROM JAMES C. STRAKA, A MARRIED MAN AS SET FORTH IN BOOK 11441 PAGE 784 DATED 04/20/1999 AND RECORDED 04/21/1999, DAVIDSON COUNTY RECORDS, STATE OF TENNESSEE.

Davidson County DEEDWARR
Recvd: 10/16/01 14:52 2pgs
Fees:13.00 Taxes:473.60

20011016-0112718

OWNER:
Mary B. Coombs
2206 Oak Barrel Lane
Antioch, TN 37013

RESPONSIBLE TAXPAYER:
Bank of America, N.A.
2059 Northlake Parkway
Tucker, GA 30084

CLT#

65509

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

Wesley Todd Mayes

Melanie M. Mayes

STATE OF Alabama
COUNTY OF Shelby

Personally appeared before me, Wesley Todd Mayes and Melanie M. Mayes, husband and wife, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of September, 2001.

, Notary Public

My Commission Expires: My Commission Expires August 4th, 2005

I hereby swear or affirm that, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 128,000.00. Affiant .

Subscribed and sworn to before me this 15th day of October, 2001.

Notary Public

My Commission Expires: 11/24/05

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.