PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

W & I Ref:(ST) Title No: 43069
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 12/11/01 14:37 2pgs
Fees:13.00 Taxes:536.50
20011211-0136726

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Jason Hollars Karen Hollars 7217 Green Meadows Lane Nashville, TN 37221	Firstar Home Mortgage 814 Church Street, 1st Floor Nashville, Tennessee 37203

TAX MAP-PARCEL NUMBERS:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$145,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Susan E. Fernandez, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jason Hollars and and spoues, Karen Hollars** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Resubdivision of Lots 38 and 39 on the Plan of Green Meadows, Section 2 of record in Book 5190, page 228, Register's Office for said County.

Said Lot No. 39 fronts 65 feet on the southerly margin of Green Meadows Land and extends back 147.26 feet on the westerly line and 157.87 feet on the easterly line to a broken line in the rear, measuring 131.05 feet thereon.

Being the same property conveyed to Susan E. Fernandez by deed from Jeffrey D. Adams and spouse, Heather G. Adams of record in Book 10552, Page 543, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

Above described conveyance is subject to; Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Book 5190, page 228 , said Register's Office, which Plan shows a 30 foot minimum building set back line from Green Meadows Lane and an easement for public utility and drainage purposes along the rear line(s); And a 2.5 x 25 foot utility anchor easement located on the northeasterly front corner of said lot and of varying width with a sewer line lying therein.

This is improved property, known as: 7217 Green Meadows Lane, Nashville, Tennessee 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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 7th day of December, 2001.

Susan E. Fernandez

State of TENNESSEE

County of DAVIDSON

On this 7th day of December, 2001 , before me the undersigned authority, personally appeared Susan E. Fernandez , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $145,000.00

Affiant

Sworn and subscribed before me this the 7th day of December, 2001

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary Public