WARRANTY DEED

After Recording Return To:
Nations Title Agency, Inc.
~~205 Powell Avenue, Suite 114~~
~~Brentwood, TN 37027~~
OTTN 00208
5214 Maryland Way., Ste. 208
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 23rd DAY OF March 2001

Notary Public

MY COMMISSION EXPIRES: 11-2
(AFFIX SEAL)

JOYCE B. DONE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephanie L. Cash (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 84-1
2616 Highview Drive (ADDRESS)	P.O. Box 7137 (ADDRESS)	PARCEL 75
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Pasadena, CA 91109 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Carol Rouzer and husband, Paul Tracey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephanie L. Cash married, and husband, Derick L. Cash

HEREINAFTER CALLED THE GRANTEES, 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. 25 on the Plan of Dugger Heights, Section III, as of record in Book 1835, Page 54, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the Westerly margin of Highview Drive at the common corner of Lots 24 and 25; thence along said Drive, which at this point is a circle drive, Northeasterly 60 feet to a concrete monument; and continuing with said Drive on a radius of 25 feet, 26.9 feet to a concrete monument, and continuing with said Drive Northerly 23 feet to a corner of Lots 25 and 26; thence with the line between Lots 25, 26 and 27, Westerly 251.7 feet to the common corner of Lots 27 and 29; thence Southerly with the line between Lots 33, 34 and 25, 93.5 feet to the corner of Lots 24 and 25; thence with the line between said lots, Easterly 173.9 feet to the beginning.

Being the same property conveyed to Carol Rouzer and husband, Paul Tracey by deed from Thomas C. Wash, Jr. and wife, Loretta Wash and Katherine Rose Pepper, of record by Instrument Number 200008220082995, Re-Recorded by Instrument Number 200008290085352 and re-re-recorded by Instrument Number 200009150091904 in the Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 12/28/01 08:36 2pgs
Fees:12.00 Taxes:0.00
20011228-0143298

Davidson County DEEDWARR
Recvd: 04/03/01 09:03 2pgs
Fees:11.00 Taxes:395.90
[redacted]
20010403-0031892

unimproved ( )
This is improved (X) property, known as 2616 Highview Drive, Nashville, TN 37206
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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 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 our hand s this 23rd day of March, 2001

Carol Rouzer
Carol Rouzer

Paul Tracey
Paul Tracey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carol Rouzer and husband, Paul Tracey

the bargainor s, 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 and official seal at Goodlettsville, Tennessee, this 23rd day of March, 2001.

Commission expires 11-29-03

Joyce B. Donehue
Notary Public

JOYCE B. DONEHUE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public