PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 04/15/02 12:59 2pgs
Fees:13.00 Taxes:261.05
20020415-0046314

W & I Ref:(ST) Title No: 43375
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Marc G. Brown 3010 Casa Drive Nashville, Tennessee 37214	ABN AMRO Mortgage Group, Inc. 2600 Big Beaver Road Troy, Michigan 48084

TAX MAP-PARCEL NUMBERS: 108-07-A-019

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$70,555.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Donnis M. Miller Evans, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Marc G. Brown** 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:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No.19 Lot No. 32of Patio Villa horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200 page 458 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Donnis M. Miller by deed from Belle V. Sturgill, unmarried of record in book 11415, Page 861, said Register's Office. The said Donnis M. Miller is now known as Donnis M. Miller Evans.

James A. Evans, spouse of Donnis M. Miller Evans, joins in conveying any interest he might have in subject property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 458, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5970, page 829 rerecorded in, Book 6014, page 978, Book 6031 page 493, Book 6406, Page 799, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 3010 Casa Drive, Nashville, Tennessee 37214

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 12th day of April, 2002.

Donnis M. Miller Evans

Donnis M. Miller Evans

James A. Evans

State of TENNESSEE
County of DAVIDSON

On this 12th day of April, 2002 , before me the undersigned authority, personally appeared Donnis M. Miller Evans and James A. Evans , 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: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

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 $70,555.00

Affiant

Sworn and subscribed before me this the 12th day of April, 2002

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

Notary Public