Space reserved for recording information:

Davidson County DEEDWARR
Recvd: 06/18/02 12:01 1pgs
Fees:13.00 Taxes:436.60

20020618-0073598

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,000.00 .

Sonya A. Branch
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 12th DAY OF JUNE, 2002.

(Affix Seal)

Notary Public

My Commission Expires: July 14 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN

WARRANTY DEED

Preparer's File #-02E0442

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, suite 150
Brentwood, Tennessee 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Mary Ann Meredith	ABN AMRO Mortgage Group, Inc.	148-13-123
4901 Cypress Drive	2600 Big Beaver Rd.	
Nashville, TN 37211	Troy , MI 48084	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, CHRISTOPHER H. FENTRESS, and wife, MARGARET FENTRESS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto MARY ANN MEREDITH, unmarried, hereinafter called the Grantee(s), their heirs and assigns, that 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. 247 on the Plan of Fairlane Park, Section III of record in Plat Book 2331, page 145 & 146, Register's Office for said County, to which reference is made for a more complete description. Said Lot being further described as follows:

Beginning at a point in the westerly margin of Cypress Drive at the corner of Lots 247 and 248; thence with the line between said lots, westerly 170.3 ft. to a point; thence northerly 114 ft. to the south margin of fairlane Drive; thence with the margin of the same easterly 148.7 ft. to the beginning of a curve; thence around said curve, southerly 40.3 ft. to the west margin of Cypress Drive; thence with the margin of the same southerly 85 ft. to the point of beginning.

Being the same property conveyed to Christopher H. Fentress, married by deed from Leslie L. Simms and Ethel M. Jones of record in Instrument No. 200005090046939, filed on 05-09-00, said Register's Office.

This conveyance is subject to any and all restrictions and easements of record.

( ) unimproved
This is (X) improved property known as **4901 Cypress Drive, Nashville, Tennessee 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 GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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/our hand(s) this **12th** day of **June, 2002**:

Christopher H. Fentress
Christopher H. Fentress

Margaret Fentress
Margaret Fentress

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHRISTOPHER H. FENTRESS, MARRIED, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, TN, this 12th day of June, 2002.

Notary Public

My Commission Expires: July 14 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN