Box 10-B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Maria Lynn Nicol
By: Maria Christman
Affiant FOR

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 2002.

Lee A. Cohen
Notary Public

MY COMMISSION EXPIRES: October 25, 2002

(AFFIX SEAL)

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Davidson County DEEDWARR
Recvd: 07/02/02 08:17 2pgs
Fees:13.00 Taxes:462.50

20020702-0079107

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
MARIA LYNN NICOL	COUNTRYWIDE HOME LOANS	150-5-80
(NAME) 208 LASSO	(NAME) 4500 Park Granada	
(ADDRESS) ANGLETON, TX 77515	(ADDRESS) Calabasas, CA 91302-1613	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, JAMES W. PICKLE, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARIA LYNN NICOL,** HEREINAFTER CALLED THE GRANTEE, HER 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. 357 on the Plan of Forrest View Park, Section II, of record in Book 3842, Page 238, said Register's Office, to which plan reference is made for a more complete description.

Being part of the same property conveyed to James W. Pickle from Home Federal Savings & Loan Association of Nashville by deed of record in Book 4989, page 559, Register's Office for Davidson County, Tennessee and by Order of record as Instrument #20011019-0114183, said Register's Office.

This conveyance is subject to all matters as set forth in the Plan of record in Book 3842, page 238, restrictions of record in Book 4320, page 323, said Register's Office and any and all other easements, conditions and restrictions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

This deed is executed by Jimmy A. Duncan as Attorney in Fact for James W. Pickle. See Limited Power of Attorney of record as Instrument #20020618-0073472, said Register's Office.

Unimproved ( )
This is improved(X) property, known as 2917 ANDERSON ROAD, NASHVILLE, TN 37217
(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 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 my hand this 28th day of June, 2002.

James W. Pickle by
Jimmy A. Duncan, Atty in fact

JAMES W. PICKLE for James W. Pickle
By: Jimmy A. Duncan, Attorney in Fact for James W. Pickle

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 **JIMMY A. DUNCAN, ATTORNEY IN FACT FOR JAMES W. PICKLE**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **JAMES W. PICKLE** and who acknowledged that he executed the same as the free act and deed of **JAMES W. PICKLE**.

Witness my hand and official seal at Nashville , Tennessee this 28th day of June, 2002.

My Commission expires: October 25, 2003.

DEBORAH J. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Deborah J. Cohen
Notary Public