MAP AND PARCEL:
14702B114

This Instrument Prepared
From Information Furnished
by the Parties by:
Bolin and Ward, Attorneys
304 South Lowry
Smyrna, Tennessee 37167

NAME AND ADDRESS OF NEW OWNERS

Ernest M. Newman
302 Jean Drive
LaVergne, TN 37086

NAME AND ADDRESS OF PERSON PAYING TAXES

AmSouth Bank
2050 Parkway Office Circle
Birmingham, AL 35244

Davidson County DEEDWARR
Recvd: 07/03/02 09:23 2pgs
Fees:13.00 Taxes:105.45
20020703-0079907

FOR AND IN CONSIDERATION of the sum of Twenty-Eight Thousand Five Hundred and 00/100 ($28,500.00) Dollars, cash in hand paid, receipt of which is hereby acknowledged.

Linda D. Underwood, has bargained and sold and does hereby transfer and convey unto Ernest M. Newman, his heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, State of Tennessee, and being further described as follows:

SITUATED in Davidson County, Tennessee and being known and designated as all of Unit Number F One Hundred Twelve (F-112) on the plan of CALDWELL COURT CONDOMINIUMS created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6188, Page 744 in the Register's Office of Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-I of said Master Deed; to which Plat specific reference is hereby made for a more particular description.

GRANTEE ACCEPTS PROPERTY 'AS IS'.

Being the same property conveyed to Donald J. Underwood and Linda D. Underwood by deed of record in Book 6205, Page 162, Register's Office of Davidson County, Tennessee. Donald J. Underwood died on October 31, 2000 leaving the property to Linda D. Underwood as surviving tenant in the entirety.

THIS CONVEYANCE IS MADE Subject to public utility and drainage easements, setback lines and other special requirements or restrictions imposed by the appropriate govern mental body, utility and/or health department as shown on subdivision plat of record in Book 6188, Page 744; Charter of record in Book 6188, Page 452, Master Deed of record in Book 6185, Page 744; all of record in the Register's Office of Davidson County, Tennessee, and to all zoning and subdivision regulations of appropriate governmental body along with any easements and right of ways of public roads and utilities.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto said Grantee herein, his heirs and assigns, forever.

And, Grantor does covenant with the said Grantee herein that she is lawfully seized and possessed of said land in fee simple; has a good right to convey the same; and, the same is unencumbered except as above noted. The 2002 property taxes will be prorated between the parties to date.

And, Grantor does further covenant and bind Grantor, her heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee herein, his heirs and assigns, against the lawful claims of all persons, whomever.

Possession of the property herein sold will be given to the grantee with deed.

IN WITNESS WHEREOF, Grantor has executed the foregoing on this 21st day of June, 2002.

Linda D. Underwood By: Philip Dildine, Atty-In-Fact

Linda D. Underwood by Philip Dildine, Attorney In Fact

State of Tennessee

Rutherford County

Personally appeared before me, the undersigned authority, a Notary Public in and for the said County and State, Philip Dildine, with whom I am personally acquainted, or proved to me with satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained on behalf of Linda D. Underwood and being authorized so to do by Power of Attorney of record in Book ~~X~~, Page _____, Register's Office of Rutherford County, Tennessee.

~~WITNESS~~ MY HAND on this 21st day of June, 2002.

T 20020703-0079906

Notary Public

DAVID G. DOLIN NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

My Commission Expires: 02/20/2006

State of Tennessee

Rutherford County

I hereby swear or affirm that the actual consideration or the fair market value of the property transferred, which ever is greater, is $28,500.00.

Ernest M. Newman

Affiant

Sworn to and subscribed before me this
21st day of June, 2002.

Notary Public

My Commission Expires: 02/20/2006

DAVID G. DOLIN NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

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