This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
ROYALTY PROPERTIES, LLC
P. O. BOX 1648
White House, TN 37188

MORTGAGEE:
WASHINGTON MUTUAL
2210 Enterprise Drive
Florence, SC 29501

Davidson County DEEDWARR
Recvd: 07/31/02 15:32 2pgs
Fees:13.00 Taxes:240.50
20020731-0092007

SEND TAX BILL:
To Mortgagee

MAP AND PARCEL:
MAP 72-1
PARCEL 112.00
12DZ-97028

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Coretha A. Batey, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto ROYALTY PROPERTIES, LLC, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows, to wit:

BEING Lot No. 637, on the Plan of Shepardwood Subdivision, Section 6, of record in Plat Book 6900, Page 753, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Coretha A. Batey, unmarried, by deed from Jack Williams Construction Company, Inc., of record in Book 9953, Page 406, Register's Office for Davidson County, Tennessee.

This is improved property known as 2521 Slaydon Drive, Nashville, Tennessee 37207.

This conveyance subject to mortgage payable to Washington Mutual Mortgage Company, of record in Book 9953, Page 409, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ROYALTY PROPERTIES, LLC, its successors and assigns, forever; and I, Coretha A. Batey do covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 7-30-02 day of July, 2002.

Coretha A. Batey

Coretha A. Batey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Coretha A. Batey the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of July, 2002.

Joni Barrett
NOTARY PUBLIC

My Commission Expires: 5/30/04

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 65,000.

ROYALTY PROPERTIES, LLC
BY: CHIEF MANAGER
AFFIANT

Subscribed and sworn to before me this 30th day of July, 2002.

Joni Barrett
NOTARY PUBLIC
My Commission Expires: 5/30/04