Return To:
B-2949

Jack Case Wilson
Title Associates
7100 Executive Ctr. Dr., Suite 150
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***107,000.00.

Leslie Edgell
Affiant

Subscribed and sworn to before me this 16th day of August, 2002.

Notary Public

My Commission Expires: 10-12-06

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Davidson County DEEDWARR
Recvd: 08/20/02 15:20 2pgs
Fees:13.00 Taxes:395.90
20020820-0100781

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
LINDSLEY E. LAMBERT 5702 Stonebrook Drive Brentwood, Tennessee 37027	GMAC Mortgage Corporation 100 Witmer Road Horsham, PA 19044	MAP 160-14-0-D PARCEL 2.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVEN THOUSAND AND 00/100 DOLLARS ($***107,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, we, SHAWN EDGELL and wife, LESLIE EDGELL (hereinafter called the "GRANTORS"), have bargained and sold, and by these presents do transfer and convey unto LINDSLEY E. LAMBERT, unmarried, (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:

BEING Unit No. 5702 on the Plan of Brentwood Trace Condominiums, Section Two, of record in Plat Book 5200, pages 376 and 377 and Master Deed in Book 5818, page 915, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Shawn Edgell and wife, Leslie Edgell, by deed from Willis J. Furtwengler and wife, Carol B. Furtwengler, of record as Instrument No. 20010302-0019604 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 5702 Stonebrook Drive, Brentwood, Tennessee 37027.

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, her heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Brentwood Trace Condominiums, Section Two, of record in Plat Book 5200, pages 376 and 377, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 16th day of August, 2002.

SHAWN EDGELL

LESLIE EDGELL

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 SHAWN EDGELL and LESLIE EDGELL, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of August, 2002.

Notary Public

My Commission Expires: 10/17/05

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
Sumner County, Tennessee