STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,900.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 20th day of August, 2002.

Notary Public

My Commission Expires: 11/2/05

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 08/22/02 13:25 3pgs
Fees:18.00 Taxes:391.83
20020822-0101667

ADDRESS NEW OWNER(S) AS FOLLOWS:
Mae A. Nevils
116 Rothwood Court
Madison, Tennessee 37115

SEND TAX BILLS TO:
ABN AMRO Mortgage
777 E. Eisenhower Parkway
Ann Arbor, MI 48108

MAP-PARCEL NUMBERS:
052-010-B-009.00co

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Michael B. Summers and wife, Paula K. Summers** hereinafter referred to as Grantors, hereby transfers and conveys to **Mae A. Nevils, a unmarried woman** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Lot No. 9 on the Plan of Covington Place, of record in Plat Book 9700, page 552, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Michael B. Summers and wife, Paula K. Summers by Warranty Deed from Charles Robertson, Jr. of record in Instrument No. 2000 082100 82079, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2002, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 9700, Page 552, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 11289, Page 87, and Book 11418, page 596, Register's Office for Davidson County, Tennessee.

All other easements and restrictions of record in said Register's Office.

Any matters that would be revealed by an accurate survey.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2002, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 116 Rothwood Court, Madison, Tennessee 37115.

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 and assigns forever, and I do covenant with the said **GRANTEES** that I am 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 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 **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 20th day of August, 2002.

Michael B. Summers by Paul Rivier, attorney in fact

Michael B. Summers

Paula K. Summers, by Paul Rivier attorney in fact

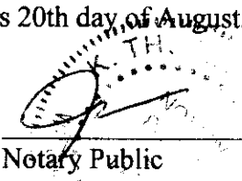
Paula K. Summers

06068-BP

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 Paul Riviere, with whom I am personally acquainted and who proved himself to be the attorney in fact of Michael B. Summers and who being authorized to do so acknowledged he executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of August, 2002.



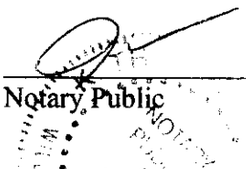
Notary Public

My Commission Expires: 11/2/05

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 Paul Riviere, with whom I am personally acquainted and who proved himself to be the attorney in fact of Paula K. Summers and who being authorized to do so acknowledged he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of August, 2002.



Notary Public

11/2/05

My Commission Expires: