# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/27/02 11:02 2pgs
Fees:13.00 Taxes:323.75

20020927-0117885

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 87,500.00

Sandra S. Howard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 2002

Notary Public

MY COMMISSION EXPIRES: 11/29/03
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Ste. 205, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Sandra S. Howard (NAME) | Cendant Mortgage Corp. d/b/a (NAME) | MAP 163-11-B |
| 306 Ash Forge Drive (ADDRESS) | P.O. Box 5954 (ADDRESS) | PARCEL 52 |
| Antioch, TN 37013 (CITY) (STATE) (ZIP) | Springfield, OH 45501-5954 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Wilbur E. Rehmann, a single widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra S. Howard, a single person

HEREINAFTER CALLED THE 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. 52, on the Plan of Bell Forge Village, Section IV, Second Revision, of record in Plat Book 6250, Page 201, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Wilbur E. Rehmann and wife, Alice Rehmann by deed from Home Savings of America, FSB of record in Book 8850, Page 786, Register's Office, Davidson County, Tennessee. Alice Rehmann having since died on May 8, 2001, vesting property to Wilbur E. Rehmann as surviving spouse.

This is the same description as in previous deed of record.

This conveyance is subject to 2002 years taxes, prorated and assumed by the Grantee(s); all matters set out on the plan of record in Book 6250, page 201; Restrictions and conditions of record in Book 6040, pgae 538, By-Laws in Book 6040, page 576, as amended in Book 6350, page 858, Book 6306, page 644, and assignment as to Declarant Declaration of Covenants, Conditions, Restrictions of record in Book 6585, page 380; and Easement granted Bell Forge Village Homeowners's Association, Phase I, of record in Book 6710, page 694, said

CONTINUED

unimproved ( )
This is improved ( X ) property, known as 306 Ash Forge Drive, Antioch, TN 37013
(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 and 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 27th day of September, 2002

Wilbur E. Rehmann
By: Wilbur E. Rehmann
Guy Rehmann, Attorney-in-fact
by Guy Rehmann Attorney in Fact

LEGAL DESCRIPTION CONTINUATION

Register's Office. Subject to the assessment of homeoweners association fees, if any. Subject to the rights and claims of parties in possession.

STATE OF Ill. )
COUNTY OF Madison )

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Guy Rehmann as Attorney-in-Fact for Wilbur E. Rehmann, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the Attorney-in-Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal this the 20 day of September, 2002.

Clara A. Ottwell
NOTARY PUBLIC

My Commission Expires: 02-02-05

OFFICIAL SEAL
CLARA A OTTWELL
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES:02/02/05