THIS INSTRUMENT PREPARED BY:
RICK PILIPONIS
MUSIC CITY TITLE & ESCROW
311 WHITE BRIDGE ROAD
NASHVILLE, TENNESSEE 37209
MCTE00000268

Davidson County DEEDWARR
Recvd: 10/10/02 11:06 2pgs
Fees:13.00 Taxes:423.65

20021010-0124188

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by MICHELLE Y. PROSSER, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, JAMES L. DEATRICK, JR., have bargained and sold, and by these presents do transfer and convey unto the said MICHELLE Y. PROSSER, an unmarried woman, her heirs and assigns, a certain tract or parcel of land as follows:

> Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Section Three Wembley Downs as shown by plat of record in Plat Book 8250, Page 108, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.
>
> Said Lot No. 71 fronts 35.50 feet on the Westerly margin of Bexhill Court North and extend back between parallel lines 100 feet to a dead line.
>
> Being the same property conveyed to JAMES L. DEATRICK, JR. by Successor Trustee's Deed from Michael I Mossman, Successor Trustee, of record in Instrument No. 20020820-0100563, Register's Office for Davidson County, Tennessee.

To Have and To Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said MICHELLE Y. PROSSER, her heirs and assigns, forever. And I do covenant with the said MICHELLE Y. PROSSER, that I am lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said MICHELLE Y. PROSSER, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS this the 30th day of September, 2002.

JAMES L. DEATRICK, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **JAMES L. DEATRICK, JR.,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 30th day of September, 2002.

Delaina D. Davis
NOTARY PUBLIC

DELAINA D. DAVIS NOTARY PUBLIC AT LARGE WILSON COUNTY, TN

My Commission Expires: 4-18-06

My Commission Expires: 4-18-06

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $114,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Michelle Prosser
AFFIANT

Sworn to and subscribed to before me this 30th day of September, 2002.

Delaina D. Davis
NOTARY PUBLIC

My Commission Expires: 4-18-06

DELAINA D. DAVIS NOTARY PUBLIC AT LARGE WILSON COUNTY, TN

My Commission Expires: 4-18-06

MAP 64-16-0-C
PARCEL 64.00

ADDRESS OF NEW OWNERS:
MICHELLE Y. PROSSER
817 Bexhill Ct. North
Hermitage, TN 37076

SEND TAX BILLS TO:
Countrywide Home Loans Inc.
1800 Tapo Canyon
SImi Valley, CA93063-6712