State of Tennessee
County of Davidson

This actual consideration or value – whichever is greater- is $ 91,000.00.

Affiant

Subscribed and sworn before me this the 26th day of November, 2002.

My Commission Expires: 3/25/06

Notary Public

JENNIFER R. PIERCE NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN. MY COMM EXP 3-25-06

Davidson County DEEDWARR
Recvd: 12/11/02 08:16 2pgs
Fees:13.00 Taxes:336.70

20021211-0152466

Warranty Deed

Instrument prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Boulevard Suite 1000
Lavergne, TN 37086

Address of New Owner	Improved Property known as:	Send Tax Bills to:
Keisha Lewis 1115 Waggoner Court W. Nashville, TN 37214	1115 Waggoner Court Nashville, TN 37214	Franklin American Mortgage Co. 501 Corporate Centre Drive Suite 400 Franklin, TN 37067

Map and Parcel Number: Map108-3 Parcel 171

For and in consideration of the sum of Ten Dollars, Cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged,

RHONDA ANNE RUSSELL, MARRIED

Herinafter called the Grantors(s), have this day bargained and sold, and by these presents do hereby transfer and convey unto

KEISHA LEWIS, UNMARRIED

Hereinafter called the Grantee(s) their successors and assigns, a certain parcel of loan together with all tenements, hereditaments and appurtenances thereto located in Davidson **County**, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 145-B on the Plan of Zone Lot Division of Patio Villa, Section 6, of record in Book 6250, Pages 570 and 571, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Rhonda Anne Russell, married (this property was never used as marital used as marital property) by deed from Richard Harion Embry, as recorded in the Register's Office for Davidson County, Tennessee, in Book 11510, Page 271, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants and plat contained in instrument of record in Book 6250, Page 489, in Book 6250, Page 570, and in Book 6250, Page 571, said Register's Office .

RHR

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estates, title and interest thereto belonging to the said Grantee(s), their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), their successors, heirs and assigns against the lawful claims o fall persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Executed this 26th day of November, 2002

Rhonda Anne Russell

RHONDA ANNE RUSSELL

State of Tennessee

County of RUTHERFORD

Personally appeared before me, the undersigned, Notary Public, in and for said County and State, Rhonda Anne Russell, the within named bargainor, with whom I am personally acquainted or who proved to me based upon satisfactory information and who acknowledged that she executed the within instrument for the purposes contained.

Witness my hand, this 26th day of November, 2002.

My Commission Expires:

Notary Public

JENNIFER D. NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN. MY COMM EXP 3-25-06