This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Jennifer Lee Wilhite
213 Windsor Terrace
Nashville, Tennessee 37221

Davidson County DEEDWARR
Recvd: 01/15/03 08:35 2pgs
Fees:13.00 Taxes:686.35
20030115-0006058

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
America's Wholesale Lender
750 Old Hickory Blvd., Suite 180
Brentwood, TN 37027

MAP **143-1**
GROUP **A**
PARCEL **213**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Robin J. Ely, unmarried** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Jennifer Lee Wilhite, 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:

> Land in Davidson County, Tennessee, being Lot No. 213 on the Plan of Windsor Terrace Condominiums, as of record in Book 6250, Page 869, and shown as Exhibit "C" to the Master Deed of record in Book 7150, Page 921.
> This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; and is subject to the By-Laws and Charter for the administration thereof; and is subject to easements, rights and interest in favor of other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including, without limitations, all conditions, covenants, restrictions and opinions, burdens, assessements and other undertakings contained in the Master Deed of record in Book 7150, Page 927, and amended in Book 7436, Page 667, and re-recorded in Book 7464, Page 297, amended in Book 7661, Page 40, 729/206 & 7729/7980, said Register's Office of Davidson County, Tennessee.
>
> Being the same property conveyed to Robin J. Ely by deed from David G. Cooke, unmarried of record in Book *11625, page 305, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2003 and subsequent years.

This is improved property known as 213 Windsor Terrace, Nashville, Tennessee 37221.

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, and, GRANTOR does covenants with the said "GRANTEE" that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, "GRANTOR", does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and her heirs and assigns, against the lawful claims of all persons whomsoever. Whereever 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 the 7th day of January, 2003.

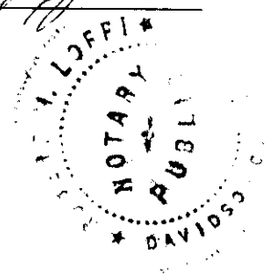
Robin J. Ely

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Robin J. Ely**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 7th day of January, 2003.

Robert M. Loffi
NOTARY PUBLIC



My Commission Expires: 9/25/2004

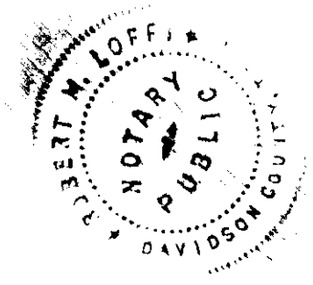
STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $185,500.00.

AFFIANT

Subscribed and sworn to before me on this 7th day of January, 2003.

Robert M. Loffi
NOTARY PUBLIC



My Commission Expires: 9/25/2004