03

Liberty Title 48-A

This Instrument Prepared by Harry Schmitt
Two Devon Square 744 W. Lancaster Ave.
Wayne, Pa 19087-2594

REYN-00512

WARRANTY DEED

THIS INDENTURE, made this 3rd day of September, A.D., 2002, between **TY WILKINSON and wife, JULIE WILKINSON**, of the City of OLD HICKORY, State of TENNESSEE, First Parties, and

JOHN E. WEBER AND WIFE, BRENDA R. WEBER,

of the City of OLD HICKORY, State of TENNESSEE, Second Parties

WITNESSETH; that said First Parties, for and in consideration of the sum of TEN AND NO/100 ---------- ($ 10.00----------) DOLLARS and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

LAND in Davidson County, Tennessee, being Lot No. 163 on the Plan of Phase Twelve, Section Two, Brandywine Pointe, of record in Book 9700, Page 15, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same premises which Wayne McCullough and wife, Brenda M. McCullough, by Deed dated 3-15-2002 and recorded 4-11-2002 in Davidson County, Tennessee in Deed Book Volume ** , Page &c., granted and conveyed unto Ty Wilkinson and wife, Julie Wilkinson, in fee.

INSTRUMENT NO. 20020411-0045044

Davidson County DEEDWARR
Recvd: 02/05/03 15:55 2pgs
Fees:13.00 Taxes:1109.63
20030205-0016265

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

PLEASE SEE EXHIBIT "A" ATTACHED HERETO

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either **singular or plural,** as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

_____(L.S.)

_____(L.S.)

_____(L.S.)
Ty Wilkinson

_____(L.S.)
Julie Wilkinson

STATE OF TENNESSEE }
COUNTY OF }:ss

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State. **TY WILKINSON and wife, JULIE WILKINSON**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, in Davidson County, this 3 day of September 2002

_____
Notary Public

My Commission expires July 30, 2005

SEAL

DEBBIE M. CROCKETT NOTARY PUBLIC AT LARGE Davidson County TN

THE NAME AND ADDRESS OF A PROPERTY OWNER
OWNER JOHN E. AND BRENDA R. WEBER
ADDRESS 1813 CLINCH PLACE
OLD HICKORY, TN 37138

PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
Mortgage Investors Group
ADDRESS 8320 East Walker Springs Lane
Knoxville, TN 37923

Map & Parcel No. 064-03-0-A 070.00CO

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $ 299,900.00. Affiant _____

Subscribed and sworn to before me this 3 day of September 2002.

Notary Public _____

DEBBIE M. CROCKETT NOTARY PUBLIC AT LARGE