Davidson County DEEDWARR
Recvd: 03/07/03 13:27 2pgs
Fees:13.00 Taxes:273.80
20030307-0030490

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WARRANTY DEED

This Indenture made this **14th** day of **February, 2003** between **Kevin H. Lee and wife, Gloria A. Lee,** , GRANTOR, and **Heather Mann, unmarried** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

BEING Lot No. 25, Miro Meadows, First Addition recorded in Plat Book 1424, page 106, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kevin H. Lee and wife, Gloria A. Lee by Warranty Deed from Howard Anderson and George Anton of record in Book 6828, page 699, Register's Office for Davidson County, Tennessee.

This property is subject to all matters appearing on subdivision plat of record in Book 1424, page 106, Register's Office for Davidson County, Tennessee.

Subject to easements of record in Book 4292, page 75, Register's Office for Davidson County, Tennessee.

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

Improved property known as 1221 Catina Drive Nashville, Tennessee 37217.

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(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **14th** day of **February, 2003.**

Kevin M. Lee 2-14-03
Kevin H. Lee

Gloria A. Lee 2-14-03
Gloria A. Lee

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin H. Lee and Gloria A. Lee, the bargainor(s) 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. Witness my hand and official seal this 14th day of February, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES 10-20-2003 RUTHERFORD COUNTY, TN

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $74000

Affiant

Subscribed and sworn before me this 14th day of February, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Heather Mann
1221 Catina Drive
Nashville, Tennessee 37217

Send Tax Bills to:
America's Wholesale Lender
7105 Corporate Drive - PTX-A-195
Plano, Texas 75024

Map & Parcel Number:

Map 120 Group 01-0 Parcel 61