Box 56

This Instrument Prepared by:
Bell & Alexander Title Services, Inc.
332 Cedarcreek Drive
Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $153,900.00.

Affiant

Subscribed and sworn before me this 11th of March, 2003.

Notary Public
My commission expires:

MARK WAYNE BELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires November 27, 2004

Davidson County DEEDWARR
Recvd: 03/14/03 16:10 2pgs
Fees:13.00 Taxes:569.43
20030314-0034701

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Jared Reed 5106 Elkins Avenue Nashville, TN 37209	Countrywide Home Loans, Inc. 718 Thompson Lane, Suite 104 Nashville, TN 37204	91-15-159

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Donald S. Main and Valerie J. Main, Husband and Wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jared Reed, an unmarried person, and Sara Templeton, an unmarried person, as Joint Tenants with Right of Survivorship, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being part of the southerly 150 feet of the westerly one-half of Lot No. 8 on the Realty Savings Bank and Trust Company's revised plan of west extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for said County, together with that portion of a closed alley by Council Bill No. 78-1100, a certified copy of which is recorded prior hereto and described as follows:

BEGINNING at the northeast corner of Elkins Avenue and 52nd Avenue North, formerly 11th Street; thence with the northerly margin of Elkins Avenue, eastwardly 50 feet to a point in the margin of said Elkins Avenue; thence northwardly, and parallel with the easterly margin of 52nd Avenue, 157.5 feet more or less to an alley; thence with said alley westwardly 50 feet to the easterly margin of 52nd Avenue; thence with said avenue southwardly 157.5 feet more or less to the beginning.

Being the same property conveyed to DONALD S. MAIN AND SPOUSE, VALERIE J. MAIN, by deed of record in Book 9815, page 181, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 5106 Elkins Avenue, Nashville, TN 37209.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 11th of March, 2003.

Donald S. Main

Valerie J. Main

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donald S. Main and Valerie J. Main, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 11th of March, 2003.

My commission expires:

Notary Public

