File #200310119

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 161,300.00.

Elizabeth C Mangrum
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of March, 2003.

Rita Ann Mangrum
Notary Public

MY COMMISSION EXPIRES: My Commission Expires April 6, 2004
(AFFIX SEAL)

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO., TN

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Amanda Leigh Andrews	SouthTrust Mortgage Corp	Map: 132-01
(NAME) 995 Greerland Drive	(NAME) 210 Wildwood Parkway, Ste. 100	Parcel: 153
(ADDRESS) Nashville TN 37204	Birmingham, (ADDRESS) AL 35209	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, JAMES W. BILYEU AND WIFE, WADEAN H. BILYEU, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto AMANDA LEIGH ANDREWS, 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 all of Lot No. 176A, on the Plan of Zone Lot Division, Lot No. 176, Rolling Meadows, as shown by plat appearing of record in Plat Book 1424, Page 99 as revised in Plat Book 6250, Page 237, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to James W. Bilyeu and wife, Wadean H. Bilyeu by Warranty Deed of record in Instrument No. 20020822-0101622, said Register's Office.

This conveyance is subject to the following:
Declaration of Covenants Conditions and Restrictions of record in Book 1628, Page 621; Amended in Book 1713, Page 420 and Book 1757, Page 427; Setback Line Change of record in Book 2993, Page 556 and, any and all matters as shown on plat of record in Plat Book 1424, Page 99 as revised in Plat Book 6250, Page 237; all in the Register's Office for Davidson County, Tennessee.

Easement for utility services and party walls for use in common with owners of attached and appurtenant improvements.

Davidson County DEEDWARR
Recvd: 04/03/03 15:03 2pgs
Fees:13.00 Taxes:596.81
20030403-0044292

Unimproved (-)
This is improved (X) property, known as 995 Greerland Drive, Nashville, TN 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 Grantors covenant with the said GRANTEE that they 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 our hands this 25th day of March, 2003.

James W. Bilyeu

Wadean H. Bilyeu

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared James W. Bilyeu and Wadean H. Bilyeu who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 25th day of March, 2003.

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 26, 2003

My Commission Expires: _____

(SEAL)

Mail After Recording To: