Realty Title
07
48-A

Davidson County DEEDWARR
Recvd: 04/30/03 08:41 2pgs
Fees:13.00 Taxes:480.63
20030430-0057526

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $129,900.00.

Affiant

Subscribed and sworn to before me, this the 17th day of April, 2003.

Notary Public

My commission expires: 11 Bo/04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Casey Manus	New owner	**161-10-A 145.00-C0.00**
5205 Cardiff Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

GEORGE ANDREW ROWLETT AND WIFE, CRISTINA TREISS ROWLETT (FORMERLY KNOWN AS CRISTINA MARIA TREISS)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

CASEY MANUS AND WIFE, JESSICA MANUS

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 121, Villages of Brentwood, Phase Two, of record in Plat Book 6250, Page 169, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to George Andrew Rowlett and wife, Cristina Maria Treiss, both unmarried, as joint tenants with right of survivorship, by deed from Karen R. Gilchrist of record in Book 10594, Page 219, Register's Office for Davidson County, Tennessee. The said Cristina Maria Treiss having since married and is now know as Cristina Treiss Rowlett.

This conveyance is subject to taxes for 2003 and subsequent years, easements, and restrictions of record if any.

This is improved (__X__) Unimproved (____) property, known as **5205 Cardiff Drive, Nashville, TN 37211**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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/our hand(s) this 17th day of April, 2003.

George Andrew Rowlett
George Andrew Rowlett

Cristina Treiss Rowlett
Cristina Treiss Rowlett

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **George Andrew Rowlett and wife, Cristina Treiss Rowlett,** the bargainor(s) 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 Brentwood, Tennessee on this **17th** day of **April, 2003.**

Notary Public

My Commission Expires:

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO. TN

My Commission Expires
April 6, 2004