WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/06/03 12:13 2pgs
Fees:13.00 Taxes:728.80
20030506-0060133

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Todd R. Snyder**
Address **2105 Argo Place**
City/State/Zip **Nashville, TN 37211**

SEND TAX BILLS TO:
Name New South Federal Savings Bank
Address 210 Automation Way
City/State/Zip Birmingham, AL 35210

FOR AND IN CONSIDERATION of the sum of **$10.00. Jeffrey Hammonds and wife, Vershon Hammonds** has this day bargained and sold, and does hereby transfer and convey unto **Todd R. Snyder, their** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, Being Lot No. 150 on the Plan of HOLT WOODS, SECTION 11, a Planned Unit Development, of record in Plat Book 9700, page 408, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being all of the same property conveyed to Jeffrey Hammonds, by Warranty Deed from Yazdian Construction, Inc., of record in Instrument Number 20001116-0113573, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. All Assessments and taxes due in 2003, and thereafter.
2. Charter of record in Book 9570, page 5, Register's Office for Davidson County, Tennessee.
3. Bylaws of record in Book 9570, page 13, Register's Office for Davidson County, Tennessee.
4. Restrictive Covenants of record in Book 9700, page 408, Register's Office for Davidson County, Tennessee.
5. Quit Claim Deed to the Homeowners Association of record in Instrument No. 20020807-0095356, Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 172, Group 15A, Parcel 201

This is improved property known as: 2105 Argo Place, Nashville, TN 37211.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **24th** day of **April, 2003.**

Jeffrey Hammonds

Vershon Hammonds

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me **Christopher M. Corriveau**, a Notary Public in and for said County and State, **Jeffrey Hammonds and Vershon Hammonds** with whom I am personally acquainted, and who acknowledged that **they** executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this **24th** day of **April, 2003.**

Commission expires **June 18, 2005**

C. M. Corriveau
Notary Public

CHRISTOPHER M. CORRIVEAU NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **RUTHERFORD**

The actual consideration or value whichever is greater, for this transfer is **$196,973.00**

Affiant

Subscribed and sworn to before me, this the 24th day of April, 2003.

My commission expires 6-18-05

Notary Public - Register

SHEILA K. REBURN
Notary At Large
RUTHERFORD COUNTY, TN