**Prepared by:**
**Realty Title & Escrow Company, Inc.**
**P. O. Box 1369**
**Brentwood, TN 37024**

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#20448

Davidson County DEEDWARR
Recvd: 05/20/03 12:31 2pgs
Fees:13.00 Taxes:928.70

20030520-0068676

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

**The actual consideration or value, whichever is greater, for this transfer is $251,000.00**

Patricia Green
**Affiant**

**Subscribed and sworn to before me, this 30th day of April, 2003.**

**Notary Public**
**My commission expires:**

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 28, 2003

| **Address of New Owner:** | **Send Tax Bills to:** | **Tax Information** |
|---|---|---|
| Byron T. O'Connell | Southstar Funding | 160-16-0-B-109.00 |
| 6159 Brentwood Chase | 400 Northridge Road, Suite 650 | |
| Brentwood TN 37027 | Atlanta, GA 30350 | |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dennis W. Clark, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Byron T. O'Connell and wife, Tiffany O'Connell, hereinafter called the Grantees, their successors 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. 133 on the Plan of Brentwood Chase, Section 1, of record in Book 9700, Pages 936-941, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dennis W. Clark by deed from Weekley Homes, L.P., of record in Instrument No. 20030317-0034838, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6159 Brentwood Chase, Brentwood, TN 37027

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 30th day of April, 2003.

Dennis W. Clark

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dennis W. Clark, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 30th day of April, 2003.

Notary Public

My Commission expires 03/14/05