File #200350347

Davidson County DEEDWARR
Recvd: 05/30/03 13:48 2pgs
Fees:13.00 Taxes:536.13

20030530-0073188

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 144,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of May, 2003.

Notary Public

MY COMMISSION EXPIRES: 1/24/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carrie D. Rakes	Cavalry Mortgage	Map 172-12-B
(NAME) 208 Woodfield Cove	(NAME) 2209 Crestmoor, Ste 210	Parcel 149.00 CO
(ADDRESS) Nashville TN 37211	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **LAURI L. ARNOLD, UNMARRIED,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **CARRIE D. RAKES, UNMARRIED**, 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 all of Lot No. 370, on the Plan of Section Eight, Bradford Hills, as shown by plat appearing of record in Plat Book 7900, Pages 387, and 388, 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 Lauri L. Arnold, unmarried, by Warranty Deed of record in Book 10839, Page 76, said Register's Office.

This conveyance is subject to the following: Restrictive Covenants as of record in Book 8869, Page 170, and Book 8522, page 853; By- Laws of record in Book 8971, Page 531; Charter of Homeowner's Association of record in Book 8971, Page 525; Open Space of record in Book 8154, Page 304; Storm Water Detention Agreement of record in Book 8497, Page 458, Deeds of Conveyance of record in Book 8377, Page 769, and Book 8377, Page 808; All matters shown on Boundary Plat of Bradford Hills of record in Book 7900, Page 6, and, any and all matters shown on plat of record in Plat Book 7900, Pages 387, and 388; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 208 Woodfield Cove, Nashville, TN 37211
(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 GRANTEES, their heirs and assigns forever; and Grantors covenant with the said GRANTEES 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 Grantees 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 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 our hands this 27th day of May, 2003.

Lauri L. Arnold

STATE OF Tennessee

COUNTY OF Davidson

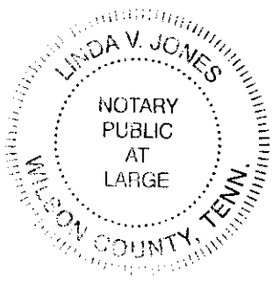
Before me, the undersigned Notary Public, personally appeared Lauri L. Arnold, unmarried who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 27th day of May, 2003.

Notary Public

My Commission Expires: 7-23-05

(SEAL)



Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076