This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 2616-280

ADDRESS NEW OWNER:
Lauren Sade
1108 Jacksons Valley Road
Hermitage, Tennessee 37076

Davidson County DEEDWARR
Recvd: 05/31/03 08:00 2pgs
Fees:13.00 Taxes:416.62
20030531-0073393

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Chase Manhattan Mortgage Corporation
5409 Maryland Way, Suite 202
Brentwood, TN 37027

MAP **86-07**
CONTROL MAP
GROUP
PARCEL **128**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Monica E. Smith** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Lauren Sade**, hereinafter called the GRANTEE, her heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land located in the 4th Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

Being Lot No. 280 of the Jackson's Retreat Subdivision, Section 5A, of record in Plat Book 6250, page 309, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Monica E. Smith by deed from Jo Laseter-Lambert dated April 11, 2001, of record in Instrument no.20010427-0042590, Register's Office for Davidson County, Tennessee.

This is improved property known as 1108 Jacksons Valley Road, Hermitage, Tennessee 37076. Possession is to be given on May 9, 2003.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTOR does covenants with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind herself, her heirs and representatives, 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.

WITNESS our hands this the 9th day of May, 2003.

Monica E. Smith

Monica E. Smith

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Monica E. Smith**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and, who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 9th day of May, 2003.

NOTARY PUBLIC

J. C. ROSS NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 6.26.04

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $112,600.00.

AFFIANT

Subscribed and sworn to before me on this 9th day of May, 2003.

NOTARY PUBLIC

My Commission Expires: 6.26.04

J. C. ROSS NOTARY PUBLIC AT LARGE WILSON CO. TENN.