WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/04/03 17:11 2pgs
Fees:13.00 Taxes:332.63

20030604-0076889

G-1152-F

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May, 2003

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)
October 25, 2003

VICKIE R. RODGERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN. STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cynthia L. Elmore (NAME)	America's Wholesale Lender (NAME)	MAP 53-3
1206 Cleves Street (ADDRESS)	1800 Tapo Canyon (ADDRESS)	PARCEL 37
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Simi Valley CA 93063 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Sandra L. Shappley and husband, Donald R. Shappley

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

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. 246 on the Resubdivision of Lots 245 adn 246 The Village of Old Hickory, Section B, of record in Plat Book 11190, Page 108, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Sandra L. Shappley, by deed from Tracey L. Edmonds, unmarried, of record in Instrument No. 20010515-0050297, Register's Office for Davidson County, Tennessee.

Donald R. Shappley, husband of Sandra L. Shappley, joins in this conveyance for the express purpose of conveying any marital rights which he may have in said property.

unimproved ( )
This is improved (X) property, known as 1206 Cleves Street, Old Hickory, TN 37138
(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 we do covenant with 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 is 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 our hand s this 29th day of May, 2003

Sandra L. Shappley
Sandra L. Shappley

Donald R. Shappley
Donald R. Shappley

DCTN01WC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra L. Shappley and husband, Donald R. Shappley

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 Goodlettsville, Tennessee, this 29th day of May 2003.

Commission expires

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Vickie R. Rodgers
My Commission Expires
October 25, 2003
STATE OF TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

Witness my hand and official seal at office at on this the day of , .

My commission expires

Notary Public