This space for Register's Office:

PREPARED BY (AND RETURN TO)
Robert W. Rutherford, Attorney at Law
Serenity Title & Escrow, LLC
504 Autumn Springs Court #18
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 06/10/03 10:36 2pgs
Fees:13.00 Taxes:408.85
20030610-0079808

ADDRESS NEW OWNER:
Charlyne Hawkins
342 Yorkshire Circle
Nashville, TN. 37211

SEND TAX BILLS TO:
Wells Fargo Home Mtg. Inc
11301Carmel Commons Blvd. 309
Charlotte, NC. 28226

Map & Parcel 161.11-OC-10.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

For the consideration of Ten Dollars ($10.00), cash in hand paid,, the receipt and sufficiency of which is hereby acknowledged, Frances S. Turnbow, Unmarried, hereinafter called the **Grantors**, do hereby convey unto Charlyne Hawkins and husband Robert Hawkins hereinafter called the **Grantee**, all right, title, interest, claim, or lien in and/or to that certain real property parcel of land, and any improvements and/or appurtenances thereto, situated and located in Davidson County, State of Tennessee, and legally described as:

Land in Davidson County, Tennessee, being Lot NO. 204, Building B. on the Plan of Resubdivision of Lot 1 of Phase IV, Villages of Brentwood of record in Book 6900, page 471, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description..

Being the same property conveyed to Frances S. Turnbow, Unmarried by Warranty Deed of record in Book 11463, page 221 said Register's Office.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 342 Yorkshire Circle, Nashville, TN. 37211

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, Grantee's heirs or assigns, forever.

GRANTORS COVENANT with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER CONVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

And We do warrant the title against all persons whomsoever, subject only to those

And We do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 30th day of May, 2003.

Frances S. Turnbow

Frances S. Turnbow

State of Tennessee
County of Williamson

BEFORE ME, the undersigned authority, on this day personally appeared Frances S. Turnbow known to me to be the persons whose name is subscribed to the foregoing document, who on oath stated to me that they executed the same for the purposes and consideration therein expressed, and acknowledged the same to be their free act and deed.

SUBSCRIBED AND SWORN TO BEFORE ME this 30th day of May, 2003

Notary Public in and for the
State of Tennessee

My Commission Expires: 2/20/05

STATE OF TENNESSEE
COUNTY OF Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $110,500.00.

Affiant

Sworn and subscribed before me on May 30, 2003.

Notary Public

My Commission Expires: 2/20/05