Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #03-1305

Return To:
First Title & Escrow
File Box 9B
#20846

Davidson County DEEDWARR
Recvd: 06/11/03 09:57 2pgs
Fees:13.00 Taxes:865.80
20030611-0080513

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Sheldon M. Francis, and wife, Tara S. Francis, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Carly Feldott, , hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Lot No. 20 on the Plan of Devon Highlands, Phase 1, as of record in Plat Book 7900, Page 428, and amended in Book 10879, Page 161, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Sheldon M. Francis and wife, Tara S. Francis by deed from The Dakin Group of record in Book 11870, Page 759, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 2701 North Highland Drive, Nashville TN 37221.

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. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants 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. 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 THE EXECUTION HEREOF this 2nd day of June, 2003

Sheldon M. Francis

Tara S. Francis

State of North Carolina)
County of Iredell)

On this 2nd day of June, 2003, before me the undersigned, Linda J. Bryant a Notary Public in and for said County and State, personally appeared before me the within named Sheldon M. Francis and Tara S. Francis, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

NOTARY PUBLIC IREDELL COUNTY

Linda J. Bryant
Notary Public

My Commission Expires: 8-27-2005

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 234,000.00.

Affiant

Sworn and subscribed before me on this the 2nd day of June, 2003.

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENNESSEE

Angela Williamson
Notary Public

My Commission Expires: 3/25/06

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Carly Feldott 2701 North Highland Drive Nashville, TN 37221	First Tennessee Home Loans 2525 West End Avenue, #350 Nashville, TN 37203	142-16-C-20CO