File Box 248

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/19/03 08:24 2pgs
Fees:13.00 Taxes:880.80

20030619-0084534

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 184,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 16th DAY OF June 2003

Notary Public

MY COMMISSION EXPIRES: November
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Suite 205, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory L. Adams (NAME)	Chase Manhatten Mortgage Corp. (NAME)	MAP 172-12-A
513 Bradford Hills Place (ADDRESS)	P. O. Box 78824 (ADDRESS)	PARCEL 171
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Phoenix, AZ 85021 (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, Sharon E. Cantrell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory L. Adams and wife, Sheryl Brown Adams

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:

BEING Lot No. 108, on the Plan of Bradford Hills, Section Sixteen, of record in Plat Book 7900, Page 908, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Sharon E. Cantrell, a single person by deed from Yazdian Construction Company, Inc. of record in Book 9805, Page 25, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to 2003 taxes, prorated and assumed by the Grantees; Subject to notes on plat of record in Plat Book 7900, Page 6, Amended in Book 7900, Page 908; Subject to restrictions of record in Book 8069, Page 170, and Book 9607, Page 330; Subject to Charter of Bradford Hills Homeowner's Association, Inc. of Record in Book 8071, Page 520; Subject to By-Laws of record in Book 8071, Page 531; Subject to the assessment of Homeowners Association fees, if any. Subject to Open Space conveyed to Bradford Hills Homeowner's Association of record in Book 8154, Page 304; Deeds of conveyance for Sanitary Sewers and Water Mains of record in Book 8377, Page 769, and Book 8377, Page 808, said Register's Office

unimproved ( )
This is improved (X) property, known as 513 Bradford Hills Place, 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 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 my hand this 16th day of June 2003

Sharon E. Cantrell

Sharon E. Cantrell

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sharon E. Cantrell, the bargainor, 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 Brentwood, Tennessee, this 16th day of June, 2003.

Commission expires November 29, 2003

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