RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
03TN02614

Davidson County DEEDWARR
Recvd: 06/24/03 11:35 2pgs
Fees:13.00 Taxes:651.20
20030624-0086694

WARRANTY DEED

SHAWN K. BENNETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 31, 2007

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$176,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the 19th day of June, 2003

Notary Public

MY COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. Morton Southall	**America's Wholesale Lender**	**83-05-247**
911 N. 14th Street	**750 Old Hickory Blvd, #180**	
Nashville, TN 37206	**Brentwood, TN 37027**	

FOR AND IN 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,

MALCOLM X. DEAN AND WIFE, LISA C. DEAN

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

W. MORTON SOUTHALL AND WIFE, KATHLEEN D. SOUTHALL

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. 6 on the Map showing subdivision of the Lands of Mrs. W. F. Todd of record in Book 161, Page 100, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Malcolm X. Dean and wife, Lisa C. Dean, by Warranty Deed from Equity Mortgage, Inc., dated March 12, 1999 and recorded March 29, 1999 in Book 11403, page 41, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Book 161, page 100, said Register's Office.

Unimproved ( )
This is improved (X) property known as **911 N. 14TH STREET, NASHVILLE, TN 37206**
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 hands this 19th day of June, 2003.

MALCOLM X. DEAN

Lisa C. Dean by Cindy Evans, Attorney-in-Fact
LISA C. DEAN BY CINDY EVANS, ATTORNEY-IN-FACT,
BY POWER OF ATTORNEY RECORDED IMMEDIATELY
PRIOR HERETO IN INSTRUMENT NO. 20030624-0086693

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 MALCOLM X. DEAN the bargainors 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 Nashville, Tennessee, this 19th day of June, 2003.

Commission Expires:_____

_____
Notary Public

GAIL C. VICTORY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires NOV. 4, 2006

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 _____, 2003.

My commission expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 19th day of June, 2003, before me personally appeared CINDY EVANS to me known to be the person who executed the foregoing instrument in behalf of LISA C. DEAN as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the said LISA C. DEAN

Witness my hand and official seal at Nashville, Tennessee, this the 19th day of June, 2003.

My commission expires:_____

_____
Notary Public

GAIL C. VICTORY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires NOV. 4, 2006