Record 1st
File Box 64

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/27/03 09:56 2pgs
Fees:13.00 Taxes:356.31

20030627-0089137

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$96,300.00.**

Affiant

Subscribed and sworn to before me this 25th day of June

Notary Public
My Commission expires:
(Affix Seal)

ANDREW H. MALONEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Melynda J. Meeks	CTX Mortgage Company, LLC	96-10-185
2923 Emery Drive	216 Centerview Drive	
Nashville, TN 37214	Brentwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Vivian Marie Bell, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Melynda J. Meeks, an unmarried woman**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 358 on the plan of Clover Hill, Section 5, of record in Book 2133, page 88, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Hobert Martin Bell and wife, Vivian Marie Bell, by deed from J.V. Scales Company, of record in Book 3641, page 605, Register's Office for Davidson County, Tennessee. The said Hobert Martin Bell having since died leaving property to Vivian Marie Bell by right of survivorship.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 2133, page 88, Register's Office Davidson County, Tennessee.
- Easement of record as set forth in instrument recorded in Book 6172, page 67, Register's Office for Davidson County, Tennessee.

This is improved property known as: **2923 Emery Drive, Nashville, TN 37214**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 June 25, 2003.

Vivian Marie Bell

Vivian Marie Bell

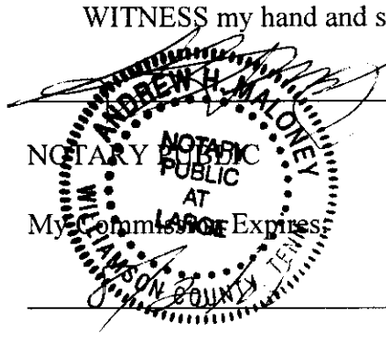
BY: Marty Gail Bell
Marty Gail Bell, Attorney-in-Fact

STATE OF TENNESSEE

COUNTY OF Davidson

On this 25th day of June, 2003, before me personally appeared **Vivian Marie Bell**, by **Marty Gail Bell**, as her Attorney-in-Fact, to me known (or proved to on the basis of satisfactory evidence) to the person who executed the foregoing instrument in behalf of **Vivian Marie Bell** acknowledged that such person executed the same a the free act and deed of **Vivian Marie Bell**.

WITNESS my hand and seal, this 25th day of June, 2003.



NOTARY PUBLIC

My Commission Expires: