Davidson County DEEDWARR
Recvd: 07/08/03 11:13 2pgs
Fees:13.00 Taxes:362.60
20030708-0093557

THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number:15881B

MAP/GROUP/PARCEL:
26-6/57

NEW OWNER'S NAME AND ADDRESS:
JON MATTHEW STAMPER
104 CHESHIRE COURT
GOODLETTSVILLE, TENNESSEE 37072

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, JOYCE AILEEN ROSS, AN UNMARRIED WOMAN, hereinafter called Grantor, does hereby transfer and convey unto JON MATTHEW STAMPER, AN UNMARRIED MAN, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 28 on the Plan of the resubdivision of Lots 27 through 48 of Windsor Green, Phase I, Section II, of record in Plat Book 6200, Page 233, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property.

The subject property is improved property commonly known as 104 Cheshire Court, Goodlettsville, Tennessee 37072.

BEING the same property conveyed to Grantor herein by deed of record in Book 11546, Page 98, Register's Office for Sumner County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantor covenants with Grantee that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Joyce Aileen Ross

JOYCE AILEEN ROSS

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Joyce Aileen Ross, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices ~~in Hendersonville~~, Tennessee, on this the 25th day of JUNE, 2003.

NOTARY PUBLIC

My Commission Expires:

CHRIS FORSYTHE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires October 15, 2003

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $98,000.00.

AFFIANT

Sworn to and subscribed before me, this the 25th day of JUNE, 2003.

NOTARY PUBLIC

My Commission Expires:

CHRIS FORSYTHE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires October 15, 2003