Davidson County DEEDWARR
Recvd: 07/16/03 08:33 2pgs
Fees:13.00 Taxes:580.90
20030716-0099166

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $157,000.00

Emily Paige Mosteller
Affiant

Subscribed and sworn to before me, this 10th day of July, 2003.

Notary Public
My commission expires: 03/14/05

Address of New Owner:	Send Tax Bills to:	Tax Information
Emily Paige Mosteller	America's Wholesale Lender	102-12-67
6714 Darden Place	P.O. Box 10212	
Nashville TN 37205	Van Nuys, CA 91410	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Paul R. Waddle, Jr., married hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Emily Paige Mosteller , hereinafter called the Grantees, their successors 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. 248 on the Plan of Horton Heights, Section "E", of record in Book 2133, Page 84, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Paul R. Waddle, Jr. and wife, Sharon Hels Waddle, by deed from Rita M. Rodgers, of record in Book 6568, Page 962, Register's Office for Davidson County, Tennessee. Paul R. Waddle, Jr. and Sharon Hels Waddle having since been divorced in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 88D-2549. Sharon Hels Waddle conveyed her interest in subject property to Paul R. Waddle, Jr. by quitclaim deed of record in Instrument 200008010075726, said Register's Office.

Lisa B. Waddle, wife of Paul R. Waddle, joins in the execution of this instrument for the purpose of conveying her marital interest, if any, in subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 6714 Darden Place, Nashville, TN 37205

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

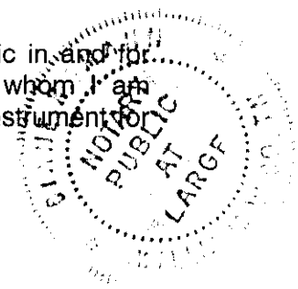
WITNESS my hand this 10th day of July, 2003.

Paul R. Waddle, Jr.

Lisa B. Waddle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Paul R. Waddle, Jr. and Lisa B. Waddle, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained



Witness my hand in Nashville, TN, this 10th day of July, 2003.

Notary Public

My Commission expires 03/14/05