Return To:
First Title & Escrow
File Box 9B
#21093-06-2003

Davidson County DEEDWARR
Recvd: 07/16/03 15:59 2pgs
Fees:13.00 Taxes:758.50
20030716-0099918

RECORD AND ~~RETURN TO~~:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 42204

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$205,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE THIS **10th DAY OF JULY, 2003.**

Notary Public

MY COMMISSION EXPIRES: 9-25-04

CATHERINE M. WOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
NICHOLAS STREAMS et ux	Countrywide Home Loans	**115-5-57**
6836 Pennywell Drive	718 Thompson Lane, #104	**8DZ-63535**
Nashville, TN 37205	Nashville, TN 37205	

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 **I, TIMOTHY H. CROMWELL, Unmarried**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **NICHOLAS STREAMS and wife, JENNIFER STREAMS**

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. 152 on the Plan of West Meade Hills, Section V, as of record in Book 3300, page 98, Register's Office for said County.

Said Lot No. 152 fronts 135.0 feet on the easterly margin of Pennywell Drive and extends back 325.11 feet on the southerly line and 354.0 feet on the northerly line to a dead line in the rear, measuring 138.05 feet thereon.

Being the same property conveyed to Timothy H. Cromwell, unmarried, by deed from Merwin G. Emrick and wife, Georgia R. Emrick, of record in Book 7941, page 511, Register's office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as **6836 Pennywell Drive, Nashville, Tennessee 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 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 10TH day of July, 2003.

Timothy H. Cromwell by Tim Mulligan ATTY in fact

TIMOTHY H. CROMWELL

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this the 10th day of July, 2003, before me personally appeared TIM VILLAGER, to me known to be the person who executed the foregoing instrument in behalf of TIMOTHY H. CROMWELL, Unmarried, as his Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said TIMOTHY H. CROMWELL, as though he had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 10th day of July, 2003.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My C... JULY ...