Bk 7A

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 375,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
31st DAY OF July, 2003

Notary Public

JOSEPH V. FERRELLI
Notary Public, Davidson County, Tenne
My Commission Expires July 24, 200

MY COMMISSION EXPIRES
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Diane Crawford Evans	SunTrust Mortgage Inc.	MAP 103-12
(NAME)	(NAME)	
213 Cherokee Road	201 Fourth Avenue N. 7th Floor	PARCEL 22
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Mary Ann McCready

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Diane Crawford Evans, an unmarried person

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 the southerly 1/2 of Lot No. 18 & Lot No. 19 block "L" on the Plan of Cherokee Park Third Section as of record in Plat Book 843, page 2 and 3, Registers office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description described as follows:

Said 1/2 of Lot No. 18 and all of Lot No. 19 front together 90 feet on the westerly margin of Cherokee Road and extend back 125.72 feet on thenortherly line and 125.58 feet on the southerly line to a dead line in the rear on which it measures 90 feet.

Being the same property conveyed to Mary Ann McCready, by quitclaim deed from Roy William Wunsch in accordance with the Marital Dissolution Agreement, Civil Action No. 03D-757, Fourth Circuit Court, as of record in Instrument No. 20030520-0068653, Registers office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 08/04/03 14:06 2pgs
Fees:13.00 Taxes:1387.50
20030804-0110190

unimproved ( )
This is improved (X) property, known as 213 Cherokee Road, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 31st day of July, 2003

Mary Ann McCready

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 Mary Ann McCready

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of July, 2003

Commission expires 4.30.06

Kimbra Spann
Notary Public

DAVIDSON * KIMBRA SPANN * COUNTY STATE OF TENNESSEE
NOTARY PUBLIC AT LARGE

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 _____.

My commission expires _____

_____
Notary Public