WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/06/03 14:26 2pgs
Fees:13.00 Taxes:438.45

20030806-0112003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 118,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August 20 03

Notary Public 11/30/04

MY COMMISSION EXPIRES: ~~January 29, 2005~~
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE CAROL R. RIVERS WILLIAMSON CO., TENN. MY COMMISSION EXPIRES: NOVEMBER 30, 2004

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda Kunze	Washington Mutual Bank, FSB	MAP #135-12-O-B
(NAME)	(NAME)	
2120 Nashboro Blvd.	4301 Hillsboro Pike, Suite 328	PARCEL #22-CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	Nashville, TN 37215	
(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, Jeffrey S. Cargill and wife, Pamela Cargill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda Kunze

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:

BEING Lot No. 22, on the Plan of Horizontal Property Regime, Private Element Plat, Nashboro Village, Tract 7, of record in Book 11700, Pages 49 and 50, which amends the Plat of record in Book 4600, Page 156, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Jeffrey S. Cargill, married, by deed from Fox Ridge Homes, Inc., of record in Instrument 20001212-0122244, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 11703, Page 520; Book 4827, Page 14; Book 5469, Page 840; Book 7751, Page 907; Instrument 200003160027171; Instrument 20010322-0027768; and Book 11703, Page 560, said Register's Office.

This conveyance is made subject to: (1) 2003 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 11700, Pages 49 and 50, which amends Plat of record in Book 4600, Page 156; and (3) Sewer Easement of record in Book 8870, Page 887; Easement to Metropolitan Government of record in Book 4868, Page 74; Book 4815, Page 425;

CONTINUED

unimproved ( )
This is improved (X) property, known as 2120 Nashboro Blvd., Nashville, TN 37217
(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 our hand s this 4th day of August, 20 03

Jeffrey S. Cargill, by Pamela Cargill, Attorney-in-Fact

Pamela Cargill

LEGAL DESCRIPTION CONTINUATION

and Instrument 20020815-0098780; Easement for Cable T.V. of record in Instrument 200010120101575; Easement for Cart Path of record in Book 10110, Page 860, said Register's Office.

The said Pamela Cargill joins in this conveyance to convey any and all marital interest she may have in said property.

Power of Attorney of record in Instrument 20030806-0112002, said Register's Office.

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, Pamela Cargill, 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 on behalf of Jeffrey S. Cargill as his Attorney in Fact as the free act and deed of the within named Jeffrey S. Cargill.

Witness my hand and official seal at Nashville, Tennessee the 4th day of August, 2003.

My Commission Expires: 1/29/05

NOTARY PUBLIC

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDOSN

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Pamela Cargill, 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 4th day of August, 2003.

My Commission Expires: 1/29/05

NOTARY PUBLIC

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.