THIS INSTRUMENT WAS PREPARED BY:	STATE OF Tennessee
KIRK C. WAITE, ATTORNEY MOORELAND TITLE COMPANY P. O. BOX 2127 BRENTWOOD, TN 37024-2127	COUNTY OF ~~Davidson~~ WILLIAMSON THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,500.00 Affiant Subscribed and sworn to before me, this 25th DAY OF JULY, 2003. Notary Public MY COMMISSION EXPIRES: 9/14/04 (AFFIX SEAL)
Davidson County DEEDWARR Recvd: 08/07/03 10:18 2pgs Fees:13.00 Taxes:586.45 20030807-0112466 03605	

Warranty Deed

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clifford James Nuttall	Same	
516 Westward Winds Drive	(NAME)	142-10-18
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we KEVIN J. QUINN AND WIFE, MELODY K. QUINN, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto CLIFFORD JAMES NUTTALL, UNMARRIED, hereinafter called the Grantees, their heirs and assigns, that 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. 57 on the Plan of Westward Winds of record in Book 3700, Page 32, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kevin J. Quinn and wife, Melody K. Quinn by deed of record in Book 10813, Page 161, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements of record.

unimproved ( )
This is improved (X) property, known as 516 Westward Winds Drive, Nashville, Tennessee 37221
(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/our hand(s) this 25th day of July, 2003.

Kevin J. Quinn

Melody K. Quinn

STATE OF Tennessee
COUNTY OF ~~Davidson~~ Williamson

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Kevin J. Quinn and wife, Melody K. Quinn, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of July, 2003.

My Commission Expires: 9/14/04

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State 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 _____.

Witness my hand and official seal at office at _____ on this the 25th day of July, 2003.

My Commission Expires _____

_____
Notary Public

RETURN TO: KIRK C. WAITE, ATTORNEY
MOORELAND TITLE COMPANY
P. O. BOX 2127
BRENTWOOD, TN 37024-2127