Davidson County DEEDWARR
Recvd: 08/12/03 08:43 2pgs
Fees:13.00 Taxes:528.73
20030812-0114924

Warranty Deed

THIS INDENTURE, made and entered into this 30th day of June 2003

by and between Norman McLean

of the first part, and Brandi M. Carter, unmarried

, of the second part

WITNESSETH: That for the consideration hereinafter expressed the said party/parties of the first part has/have bargained and sold and does/do hereby bargain, sell, convey and confirm unto the said party/parties of the second part the following described real estate, situated and being in Antioch County of Davidson State of TN

Land situated in Davidson County, Tennessee to wit:

Being Lot 130, Meadow Woods, Section 3, a plat of which is of record in Instrument No. 200009210094039, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Norman McLean, herein by Cash Deed dated March 4th, 2003 filed for record April 22, 2003 at Instrument No. 20030422-0052884, in the Register's Office of Davidson County, Tennessee.

The aforedescribed real property is not the homestead of the said Norman McLean.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party/parties of the second part, his/her/their heirs and assigns in fee simple forever.

And the said party/parties of the first part does/do hereby covenant with the said party/parties of the second part that he/she/they is/are lawfully seized in fee of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the same is unencumbered, except for year 2003 Davidson County real property taxes, being liens not yet due and payable, Subdivision Restrictions, Building Lines and Easements of record in Instrument No. 200009210094039, all being of record in said Register's Office.

and that the title and quiet possession thereto he/she/they will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows: Ten Dollars and other valuable consideration, receipt of which is hereby acknowledged.

WITNESS the signature (s) of the said party/parties of the first part the day and year first above written.

Norman McLean by [signature] ATTY in Fact
Norman McLean

INDIVIDUAL

STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, _____,
a Notary Public of said County and State, _____,
_____, the within named bargainor,
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ___he___ executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 2003.

_____
Notary Public

My Commission Expires _____ day of _____, 20___.

INDIVIDUAL

STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, _____,
a Notary Public of said County and State, _____,
_____, the within named bargainor,
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ___he___ executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 2003.

_____
Notary Public

My Commission Expires _____ day of _____, 20___.

ATTORNEY IN FACT

STATE OF TENNESSEE,
COUNTY OF Davidson

On this 30th day of JUNE, 2003, before me personally appeared STEVE LAVIOLA, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of NORMAN McLEAN, acknowledged that ___he___ executed the same as the free act and deed of said NORMAN McLEAN.

Witness my hand, at office, this 30 day of JUNE, 2003.

_____
Notary Public

My Commission Expires 30 day of JULY, 2006.

PARTNERSHIP

STATE OF TENNESSEE,
COUNTY OF SHELBY.

Before me, _____, a Notary Public of said State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be a partner of _____, the within named bargainor, a partnership, and that ___he as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself (or herself) as partner.

Witness my hand and seal, this _____ day of _____, 2003.

_____
Notary Public

My Commission Expires _____ day of _____, 20___.

File Number: 20030523/JRH
Parcel Number: 164-16-0-A-072.00

(FOR RECORDING DATA ONLY)

Property address 820 Stone Flower Court
Antioch, TN 37013

Mail tax bills to: (Person or Agency responsible for payment of taxes)
Countrywide Home Loans, Inc.
2021 N. Gallatin Rd., Ste. 292
Madison, TN. 37115

This instrument prepared by: Fearnley & Califf, PLLC
211 Donelson Pike, Ste. 2
Nashville, TN. 37214

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $142,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this 30th day of June, 2003.

_____
Notary Public

My Commission Expires: 7-30-06

Return to:

Fearnley and Califf, PLLC
211 Donelson Pike, Ste. 2
Nashville, TN. 37214

Property Owner's Name and Address
Brandi M. Carter

820 Stone Flower Court
Antioch, TN 37013