Return to:
File #: 300839

Southeast Title of Tenn.
214 Centerview Drive Suite 101
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 08/12/03 10:24 2pgs
Fees:13.00 Taxes:739.63
20030812-0115075

State of Tennessee
County of Williamson
The actual consideration or value whichever is greater is $199,900.00.

Subsribed and sworn before me this the 30th day of July, 2003.

Affiant

Notary Public My commission expires 4/18

(Affix Seal)

WARRANTY DEED

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc. 300839

214 Centerview Drive, Suite 101, Brentwood, Tennessee 37027

Address of new owner:
Robert Irwin and wife, Pamela Irwin
6884 Bridgewater Drive
Nashville, TN 37221

Send tax bills to:
America's Wholesale Lender

Map 126.160-A Parcel 166

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Corinthian Custom Homes, Inc., a Tennessee corporation

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Robert Irwin and wife, Pamela Irwin

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 131 on the Plan of Riverwalk, Phase 1A, Section 2 and Phase 1B, Section 2, of record in Instrument No. 20021022-0129510, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Riverwalk Development Partners, Inc., a Tennessee corporation by deed from Adelaide S. Robb, Johnie Mai Davis, and Adelaide S. Robb and Johnie Mai Davis, as Trustees under the Will of Hilda Ray Willard, Deceased, of record in Instrument No. 20010425-0040967, recorded April 25, 2001, said Register's Office and being part of the same property further conveyed to Corinthian Custom Homes, Inc., a Tennessee corporation by deed from Riverwalk Development Partners, Inc., a Tennessee corporation of record in Instrument No. 20030103-0001149, dated December 30, 2002, recorded January 3, 2003, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 6884 Bridgewater Drive, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 30th day of July, 2003.

Corinthian Custom Homes, Inc.

By: John A. Bell
Settlement Officer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County aforesaid, John Bell, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Settlement Officer of the maker or a constituent of the maker and is authorized by the maker, to execute this instrument of behalf of the maker.

Witness my hand and official seal, this July 30, 2003.

My commission expires:

4/18/05

Meredith L Shadley
Notary Public

