PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Return to
GREATER NASHVILLE
TITLE & CLOSING CO.
200 Madison Street
Madison, TN 37115

W & I Ref:(DM) Title No: 44923
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 08/13/03 15:05 2pgs
Fees:13.00 Taxes:2201.50
20030813-0116481

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Gina ~~Zylstra~~ Zylstra Michael J. ~~Zylstra~~ Zylstra 327 Whitworth Way Nashville, Tennessee 37205	SAME Irwin Mortgage Corporation 10500 Kincaid Drive Fishers, IN 46038

TAX MAP-PARCEL NUMBERS: 104-14-H-012

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$595,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Teresa M. McCord and spouse, David H. McCord,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Gina ~~Zylstra~~ Zylstra and husband, Michael J. ~~Zylstra~~ Zylstra** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Whitworth, Phase III, Section I of record in Book 7900, pages 866, 867 & 868, amended in Book 9582, page 834 and Book 10270, page 34 Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being of same property conveyed to Teresa M. McCord and David H. McCord by deed from Gary S. Jameson, unmarried of record in Book 10931, page 858, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 7900, pages 866,867 & 868 and amended in Book 9582, page 834 and Book 10270, page 34, said Register's Office, which Plan shows a minimum building setback lines easement to which plan reference is hereby made for a more complete description thereof. The Declaration of Covenants, Conditions and Restrictions of record in Book 9567, page 185, Book 9567, page 216, Book 9567, page 259, Book 9567, page 294, Book 9567, page 301, Book 9738, page 770, Book 10503, page 139, Book 9778, page 27said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars; Stormwater Detention Agreement to the Metropolitan Government of Nashville and Davidson County, of record in Book 10633, page 334, said Register's Office; Deeds of Conveyance to the Metropolitan Government of Nashville and Davidson County, Tennessee, Department of Water and Sewerage Services of record in Book 10360, page 307, Book 10360, page 372 said Register's Office.

This is improved property, known as: 327 Whitworth Way, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this.

Teresa McCord
Teresa McCord

David H. McCord
David H. McCord

State of Tennessee
County of Davidson

On this August 11, 2003, before me the undersigned authority, personally appeared Teresa McCord David H. McCord, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 30, 2004

Notary

State of Tenn.
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $595,000.00

Affiant

Sworn and subscribed before me this the 11th day of August 2003

My Commission Expires: 3-25-06

DEANIE L. GREGORY NOTARY PUBLIC AT Large DAVIDSON COUNTY, TENN. My Commission Expires MAR. 25, 2006

Notary Public