THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

BOX #14A
G#16518-2

Our File Number: 16783B

MAP/GROUP/PARCEL:
12-3/18.00

Davidson County DEEDWARR
Recvd: 09/04/03 09:42 2pgs
Fees:13.00 Taxes:547.23
20030904-0128405

NEW OWNER'S NAME AND ADDRESS:
BARBARA J. WITHEROW AND CAROL A. WILSON
609 SUNNYSLOPE COURT
GOODLETTSVILLE, TN 37072

SEND TAX BILLS TO:
~~New Owner~~ Countrywide Home Loans, Inc.
4500 Park Granada
Calabasas, CA 91302-1613

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, ROBERT J. SIMMONS and SANDRA J. SIMMONS, HUSBAND AND WIFE, hereinafter called Grantors, do hereby transfer and convey unto CAROL WILSON and BARBARA J. WITHEROW, BOTH UNMARRIED, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 23, ON THE PLAN OF GRIZZARD MANOR, SECTION 2, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 4660, PAGE 17, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

The subject property is commonly known as 609 SUNNYSLOPE CT., GOODLETTSVILLE, TN 37072.

BEING the same property conveyed to Grantors herein by deed of record in Book 9990, Page 295, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

ROBERT J. SIMMONS

SANDRA J. SIMMONS

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, ROBERT J. SIMMONS and SANDRA J. SIMMONS, HUSBAND AND WIFE, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 29th day of August, 2003.

NOTARY PUBLIC

My Commission Expires:
10-15-03

CHRIS FORSYTHE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires October 15, 2003

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $147,900.00.

AFFIANT

Sworn to and subscribed before me, this the 29th day of August, 2003.

Katherine Goodson
NOTARY PUBLIC

My Commission Expires:
May 30, 2007

KATHERINE GOODSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE