Prepared by:
Realty Title & Escrow Company, Inc.
206A Cool Springs Blvd., Suite 107
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $209,000.00.

Affiant

Subscribed and sworn to before me, this 14th day of August, 2003.

Notary Public
My commission expires: 3/25/06

Davidson County DEEDWARR
Recvd: 09/16/03 17:05 2pgs
Fees:13.00 Taxes:773.30
20030916-0136322

Address of New Owner:	Send Tax Bills to:	Tax Information
Michael William Bates 4917 Stonemeade Drive Nashville TN 37221	Washington Mutual Bank P.O. Box 25064 Santa Ana, CA 92799-5064	155-15-A 153

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kathy Monroe, unmarried**,, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Michael William Bates and wife, Jill Imogene Bates**, hereinafter called the Grantees, their successors and assigns, a 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. 153 on the Plan of Stonemeade, Section I, of record in Book 6900, Page 800 and 801, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kathy Monroe, unmarried, by deed from David A. Lampley and Martha S. Lampley, husband and wife, of record in Book 11035, Page 334, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4917 Stonemeade Drive, Nashville, TN 37221.

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, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seized 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 does further covenant and bind herself, her heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 14th day of August, 2003.

Kathy Monroe

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Kathy Monroe**, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained

Witness my hand in Franklin, TN, this 14th day of August, 2003.

Notary Public

My Commission expires: 01/19/05