Return TO:

American Mortgage Closers, LLC
5110 Maryland Way
Suite 320
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 11/25/03 15:41 2pgs
Fees:13.00 Taxes:444.00

20031125-0171370

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $120,000.00.

Affiant

Subscribed and sworn to before me, this the 21st day of November, 2003.

NOTARY PUBLIC AT LARGE (AFFIX SEAL)

Notary Public

My commission expires: 5.22.04

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Wendy Wolford		**135-12-B-045.00-CO**
2070 Nashboro Boulevard	Same	
Nashville, TN 37217		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, I,

Linda L. Stratton, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Wendy A. Wolford, Unmarried

HEREINAFTER CALLED THE GRANTEES, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, being Lot & Unit No. 45, on the Plan of "Horizontal Property Regime, Private Element Plat, Nashboro Village, Tract 7, of record in Plat Book 11700, Page 49 & 50, Register's Office for Davidson County, Tennessee, to which is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Linda L. Stratton, married, by deed from NVR, Inc., a Virginia Corporation, Trading as Fox Ridge Homes of record in Instrument #20021010-0124677, Register's Office for Davidson County, Tennessee.

Subject to real estate taxes for the year 2003 which have been prorated by the parties and assumed by the Grantee; easements, and restrictions of record if any.

Robert Paul Lally joins in this conveyance for the purpose of conveying all right, title and interest he might have in and to the above described property as spouse of Linda L. Stratton.

This is improved (__x__) Unimproved (____) property, known as **2070 Nashboro Boulevard, Nashville, TN 37217**

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, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 21st day of November, 2003.

Linda L. Stratton

Linda L. Stratton

Robert Paul Lally

Robert Paul Lally

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Linda L. Stratton and husband, Robert Paul Lally** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Brentwood, Tennessee on this **21st** day of **November, 2003.**

Robin S. Weakley
Notary Public

My Commission Expires: 3/28/07

