AND WHEN RECORDED RETURN TO:
Boser & Freibert Land Title, LLC
1 St. Matthews Avenue, #5
Louisville, Kentucky 40207
File# 303-04-027

New Owner!
SEND TAX BILLS TO:
Wanda M. Pierce fka Wanda M. Carswell
665 Revels Drive
Nashville, TN, 37207

MAP PARCEL NUMBERS

Davidson County DEEDWARR
Recvd: 12/19/03 11:17 3pgs
Fees:18.00 Taxes:340.40
20031219-0181119

WARRANTY DEED

THIS INDENTURE, made and entered into this 3rd day of July, 2003, by and between Wanda M. Carswell (nka Wanda M. Pierce) and her husband, Charles D. Pierce, party of the first part, and Wanda M. Pierce, married and Camille Carswell, unmarried, party of the second part,

WITNESSETH: That for and in consideration of **Ten Dollars ($10.00),** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Davidson County, State of Tennessee:

Land in Davidson County, Tennessee , being Lot No. 541 on the Plan of Haynes Manor, Section 4, as of record in Book 4175, Page 90, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Tax ID #059-11-0 217.00
Land Value $4300.00
Improvements $14,000.00
Tax Assessment $18,300.00

BEING the same property conveyed to Wanda M. Carswell , by Deed dated January 22, 1999 , of record in Instrument Number 199901281315109, in the Office of the Register of Deeds of Davidson County, Tennessee.

Property Commonly known as 665 Revels Drive, Nashville, Tennessee 37207

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.
WITNESS the signature of the said party of the first part the day and year first above written.

Wanda M. Pierce nka Wanda M. Pierce

Wanda M. Carswell (nka Wanda M. Pierce)

Charles D. Pierce

STATE OF TENNESSEE,

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 31st day of July, 2003

My commission expires _____

JACQUELINE C. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Jacqueline C. Brown
My Commission Expires
January 27, 2007
STATE OF TENNESSEE

Jacqueline C Brown

Notary Public

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $92,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

NOTARY PUBLIC ANGELA M. SATTERLY STATE AT LARGE

Subscribed and sworn to before me this 3rd day of July, 2003

Angela M. Satterly

Angela M. Satterly Expires April 13, 2004

THIS INSTRUMENT PREPARED BY:

THIS INSTRUMENT PREPARED BY:

Chris J. Mooser

Mooser & Freibert Land Title, LLC
161 St. Matthews Avenue, #5
Louisville, Kentucky 40207
502.315.1650 Chris J. Mooser
File#_____

Exhibit "A"

File Number: 30304027

Tax ID #059-11-0 217.00

Land in Davidson county, Tennessee , being Lot No. 541 on the Plan of Haynes Manor, Section 4, as of record in Book 4175, Page 90, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Wanda M. Carswell , by Deed dated January 22, 1999 , of record in Instrument Number 199901281315109, in the Office of the Register of Deeds of Davidson County, Tennessee, and further convey to Wanda M. Pierce, married and Camille Carswell, unmarried by Deed dated July 3, 2003, of record in Instrument Number _____, in the Office of the Register aftoresaid.

Property Commonly known as 665 Revels Drive, Nashville, Tennessee 37207