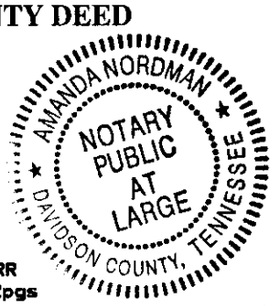
D-0387

WARRANTY DEED



Davidson County DEEDWARR
Recvd: 01/20/04 12:22 2pgs
Fees:13.00 Taxes:717.80



20040120-0007429

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$194,000.00.**

Affiant

Subscribed and sworn to before me, this the 15th day of January, 2004.

Notary Public

My commission expires: 1/29/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Chad A. Miears	Fifth Third Mortgage Company	**Map 146-07, Parcel 084**
4908 Atwood Drive	38 Fountain Square Plaza	
Nashville, TN 37220	Cincinnati, OH 45236	

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

Rawnie Berry, an unmarried person

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

Chad A. Miears, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR 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, Tennessee, being Lot No. 403 An Addition to Section One Revised Crieve Hall Estates, of record in Book 2083, Page 95, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Drew Webb and Rawnie Berry, both unmarried, by Deed from Johnny B. Dudley and Dianna Waldon Dudley, of record in Book 11764, Page 506, Register's Office for Davidson County Records. Said property was further conveyed to Rawnie Berry, an unmarried person by Quitclaim Deed from Drew Webb, an unmarried person, of record as Instrument No. 20020912-0111300, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is Improved (_X_) Unimproved (____) property, known as: **4908 Atwood Drive, Nashville, TN 37220**

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further convenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hand(s) this **15th** day of **January, 2004.**

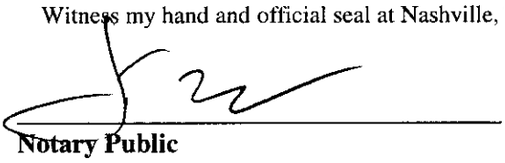
1038

Rawnie Berry

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Rawnie Berry, an unmarried person,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **15th** day of **January, 2004.**



Notary Public



My Commission Expires: 4/10/05