Davidson County DEEDWARR
Recvd: 03/10/04 14:43 2pgs
Fees:13.00 Taxes:721.50

20040310-0027737

State of Tennessee
County of WILSON

The actual consideration or value, whichever is greater is $195,000.00.

Subsribed and sworn before me this the 26th day of February, 2004.

JENNIFER MARLIN NOTARY PUBLIC AT LARGE WILSON COUNTY, TENNESSEE

(Affix Seal)

Affiant

Notary Public Exp. 10-4-06

WARRANTY DEED

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc. 400108

214 Centerview Drive, Suite 101, Brentwood, Tennessee 37027

Address of new owner:
Michael S. Strange and wife, Angel G. Strange
7824 Farmington Place
Nashville, TN 37221

Send tax bills to:
Fulte Mortgage Corp.
1907 21st Avenue South
Nashville, TN 37212

Map 126-15-A Parcel 25

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Edward.M. Bates, An Unmarried Man and Nelda Bates, An Unmarried Woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Michael S. Strange and wife, Angel G. Strange

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 25 on the Plan of Boone Trace at Biltmore of record in Plat Book 7900, Page 667, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Edward Mitchell Bates and Nelda A. Bates, bot Unmarried by Deed of record in Instrument No. 20020628-0078052, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 7824 Farmington Place, Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it , and the same is 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 GRANTEES, their successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 26th day of February, 2004.

Edward M. Bates

Nelda Bates

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Edward M. Bates 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, this 26th day of February, 2004.

My commission expires:

JENNIFER CROWELL
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
May 23, 2006

Jennifer Crowell
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Nelda Bates 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, this 26th day of February, 2004.

My commission expires:

Jennifer Crowell
Notary Public

JENNIFER CROWELL
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
May 23, 2006