WARRANTY DEED

B-ANMC-04-1525

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,000.00

Affiant

Subscribed and sworn to before me, this 18th DAY OF May, 2004.

Notary Public

MY COMMISSION EXPIRES: 2-28-06

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN. MARY FRANCES RUDY

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Regina O'Connell	Access National Mortgage	
1525 Norvell Avenue	(NAME) 1800 Robert Fulton Drive, Ste 350	72-4-177
(ADDRESS) Nashville, Tennessee 37216	(ADDRESS) Reston, VA 20191	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we VINCENT A. MAMMARELLI AND WIFE, AGATHA E. MAMMARELLI, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto REGINA O'CONNELL, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that 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. 5 on that part of the westerly 11 feet 6 inches of Lot No. 6 lying immediately in the rear of Lot 5 of Block "A" on the Plan of Inglewood Terrace, as of record in Book 1130, Page 1, Register's Office for said County.

Said Lot No. 5 and that part of Lot No. 6 front together 80 feet on the northeasterly side of Little Avenue, now Norvell Avenue and run back between parallel lines, along the northwesterly margin of Golf Street 148 feet 6 inches to a dead line, save and except a small triangle taken from the southwesterly corner of said lot for the curve of Golf Street into Little Avenue, now Norvell Avenue.

Being the same property conveyed to Vincent A. Mammarelli and wife, Agatha E. Mammarelli by Deed dated November 1, 1968 and filed for record on November 20, 1968 in Book 4288, Page 132, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 05/25/04 10:38 2pgs
Fees:13.00 Taxes:299.70

20040525-0061229

unimproved ( )
This is improved (X) property, known as 1525 Norvell Avenue, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 18th day of May, 2004.

Vincent A. Mammarelli by
Agatha E. Mammarelli, Attorney in Fact
Vincent A. Mammarelli

Agatha E. Mammarelli
Agatha E. Mammarelli

STATE OF Tennessee
COUNTY OF Davidson

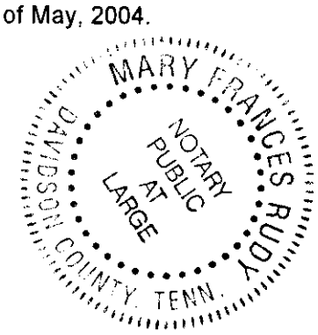
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Agatha E. Mammarelli, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 18th day of May, 2004.

Mary Frances Rudy
Notary Public

My Commission Expires: 7-29-06

(SEAL)



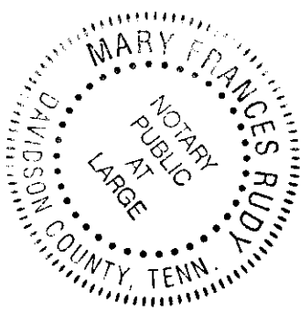
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Agatha E Mammarelli, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Vincent A. Mammarelli and acknowledged that he/she executed the same as the free act and deed of the said Vincent A. Mammarelli.

Witness my hand and official seal at
Nashville, Tennessee
on this the 18th day of May, 2004.

Mary Frances Rudy
NOTARY PUBLIC

My Commission Expires: 7-29-06



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903