Davidson County DEEDWARR
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Fees:13.00 Taxes:517.63

20040609-0068447

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

Subscribed and sworn to before me, this 28th DAY OF May, 2004.

Notary Public

CARA MONFORT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 26, 2008

MY COMMISSION EXPIRES: 1/26/2008
(AFFIX SEAL)

G-CHL-04-404

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
Theodore J. Tiesler	Countrywide Home Loans	
404 Barkley Ct.	(NAME) 3011 Armory Drive, Suite 120	173-4-A-82CO
(ADDRESS) Antioch, Tennessee 37013	(ADDRESS) Nashville, TN 37204	
(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 BRIAN C. COOPER AND WIFE, MEGAN M. COOPER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto THEODORE J. TIESLER, 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:

Being Lot No. 82 on the Plan of Oak Highlands, Phase I, of record in Plat Book 6900, pages 431-435, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Brian C. Cooper and wife Megan M. Cooper by deed from Michael H. Duley dated March 30, 1998 and filed for record on April 6, 1998 in Book 10873, page 245, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 7350, page 24; Book 7367, page 615; and Plat Book 6900, page 434, Register's Office for Davidson County, Tennessee.

*married

unimproved ( )
This is improved (X) property, known as 404 Barkley Ct., Antioch, Tennessee 37013
(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 28th day of May, 2004.

Brian C. Cooper

Megan M. Cooper

STATE OF Tennessee
COUNTY OF Davidson

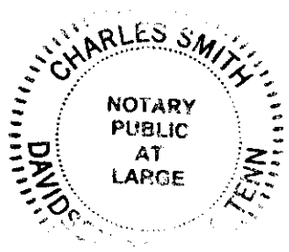
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brian C. Cooper and Megan M. Cooper, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed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

Witness my hand and official seal, this the 24th day of May, 2004.

Notary Public

My Commission Expires:

(SEAL) 11/27/04



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903