WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,900.00

Joyce E. Bowers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JUNE, 2004.

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

Davidson County DEEDWARR
Recvd: 06/25/04 15:22 2pgs
Fees:13.00 Taxes:358.53
20040625-0075927

THIS INSTRUMENT WAS PREPARED BY
Closing & Title Services, Inc. 533 Rivergate Parkway, Goodlettsville, TN 37072-2027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joyce E. Bowers	AmSouth Bank	MAP 26-07 PARCEL 14
(NAME)	(NAME)	
122 CHAMPNEY COURT	2050 Office Parkway Circle	
(ADDRESS)	(ADDRESS)	
GOODLETTSVILLE, TN 37072	Birmingham, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **RONDA L. BARKER, NOW BEING RONDA L. BARKER THOMPSON AND HUSBAND, MARK A. THOMPSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOYCE E. BOWERS, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEE, HER 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, TN, being Lot No. 59 on the Resubdivision of Windsor Green, Phase I, Section II of Lots 49-72, of record in Book 6200, Page 349, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ronda L. Barker by Warranty Deed recorded in Book 10722, Page 482, Register's Office for Davidson County, Tennessee; the said Ronda L. Barker having since married and now known as Ronda L. Barker Thompson.

MARK A. THOMPSON joins in this conveyance for the purpose of conveying any right, title or interest which he may have, marital or otherwise, in and to subject property.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the afore described tract of land.

This is improved property, known as 122 Champney Court, Goodlettsville, TN 37072
(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 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 covenant 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 our hands this 23rd day of June, 2004.

Ronda L. Barker Thompson

Mark A. Thompson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, in and for the said County and State, Ronda L. Barker Thompson and husband, Mark A. Thompson, the within named bargainor(s), with whom I am personally acquainted or proved to be 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: 6/23/2004

Commission expires:

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

My Commission Expires FEB. 10, 2008

Notary Public