WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/13/04 10:03 2pgs
Fees:13.00 Taxes:586.45

20040713-0083156

JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENNESSEE

STATE OF Tennessee
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $158,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE. 30th day of June 2004

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Jan. 25, 2006

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Co., 716 Centerview Dr., Suite 139, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NAtional Transfer Services	Same as New OWner	104-01-075.00
(NAME)	(NAME)	
5252 Argosy Dr.		
(ADDRESS)	(ADDRESS)	
Huntington Beach, CA 92649		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THIS INDENTURE, made and entered into this 24 day of June, 2004 by and between TIMOTHY B. STELMACH , party of the first part, and National Transfer Services, LLC _____, party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate situated and being in the County of DAVIDSON, State of Tennessee, to wit:

Being the westerly 55 feet of the easterly 110 feet of Lots Nos. 33, 32, and part of 31 on the Plan of West End Park Land Company's Subdivision, of record in Book 421, Page 152, Register's Office for Davidson County, Tennessee, and shown as Tract No. 2 on a survey made by Hickerson-Miller, Engineers Surveyors, dated June 12, 1958.

Being the same property conveyed to TIMOTHY B. STELMACH by deed from Martha F. Wilson, dated _ and filed of record in Record Book *, page ____, Register's Office for DAVIDSON County, Tennessee.
*in Instrument 20040318-0030998
Subject to Restrictions of record in Deed Book _____, Page _____, Deed Book _____, page _____, Deed Book _____, page _____, and Deed Book _____, page _____, said Register's Office. Further subject to easements, covenants, agreements, and mineral exceptions, if any, of record.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the afore described real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for

See Exhibit B for exceptions to title

; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity is referred to, and pronouns shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed the day and year first above written.

TIMOTHY B. STELMACH

STATE OF TN

COUNTY OF Davidson

Before me, a Notary Public in and for said County and State, personally appeared TIMOTHY B. STELMACH, individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at _____, _____ this 24 day of June, 04.

Commission expires:

Laura-Marie McClain
Notary Public at Large
My Commission Expires
January 26, 2008

LAURA-MARIE McCLAIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Laura Marie McClain

Notary Public

STATE OF

COUNTY OF

Before me, a Notary Public in and for said County and State, personally appeared , individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at _____, _____ this____day of_____,____.

Commission expires:

_____

Notary Public

2406068