Davidson County DEEDWARR
Recvd: 07/14/04 09:43 3pgs
Fees:18.00 Taxes:325.60

20040714-0083709

Return to
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax (615) 883-7547

WARRANTY DEED

NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.

MY COMMISSION EXPIRES:
JANUARY 28, 2005

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$88,000.00.**

Affiant

Subscribed and sworn to before me, this the 2nd day of July, 2004.

Notary Public

My commission expires:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Patrick Davie	**America's Wholesale Lender**	**113-00-059**
7904 Buffalo Road	**7105 Corporate Drive PTX-A-195**	
Nashville TN 37221	**Plano, TX 75024**	

FOR AND IN 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 ACKNOWLEDGE, WE,

Paula U Winters, et vir, and Donald E Winters Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Patrick Davie

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being a tract of land in the 8th Civil District of said County, described as follows: Beginning at a persimmon tree on the north side of Buffalo Road, being 83.2 feet west of the easterly margin of a tract of land conveyed to Mayo by deed of record in Book 4555, page 409, Register's Office for said County, and continuing westerly along said Road 131 feet, more or less to an elm tree; thence northerly along the west line 401 feet, more or less, to an iron stake; thence easterly along the north margin 158 feet, more or less, to an iron stake; thence southerly 303 feet, more or less, to the point of beginning.

Being the same property conveyed to Paula U Winters, et vir Donald E Winters, Jr., by Deed from Evelyn O Underwood, dated 03/12/1998, of record in Book 10835, page 409 and corrected in Book 11398, page 205, Register's Office for Davidson County, TN.

This is improved (__X__) Unimproved (____) property, known as **7904 Buffalo Road, Nashville Tn 37221**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 my/our hand(s) this **2nd** day of **July, 2004.**

Paula U. Winters by Donald E Winters by Attorney in fact
Paula U Winters

Donald E Winters Jr.

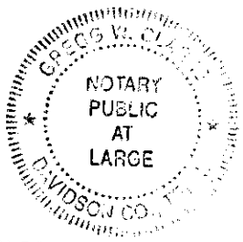
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Paula U Winters, et vir, and Donald E Winters Jr.,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **2nd** day of **July, 2004.**

Notary Public

My Commission Expires:_____



MY COMMISSION EXPIRES:
JANUARY 28, 2005

State of Tennessee

County of DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the with named DONALD E WINTERS as Power of Attorney for PAULA U. WINTERS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the with instrument for the purposes therein, contained and who further acknowledged that DONALD E. WINTERS is the Power of Attorney of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at DAVIDSON County, Tennessee, ~~this~~ the 2 day of July 2004.

Notary Public

My Commision Expires:

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

MY COMMISSION EXPIRES: JANUARY 28, 2006