Being re-recorded in correct county.

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF SEPTEMBER, 2003.

Notary Public

MY COMMISSION EXPIRES: 6-16-04
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/26/04 14:08 2pgs
Fees:12.00 Taxes:0.00
20040726-0089129

THIS INSTRUMENT WAS PREPARED BY

File **Mid-State Title & Escrow, Inc.**
128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Stephenson	Countrywide Home Loans	Map 132
(NAME)	(NAME)	
619 Dunston Drive	750 Old Hickory Blvd. Ste. 180	Parcel 16
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Brentwood TN 37027	Parcel 82.00
(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, Roberts Real Estate, LLC, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Stephenson, unmarried, 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:

Land in Davidson County, Tennessee, described as follows, to-wit: Being Lot No. 648 on the Plan of Caldwell Hall, Section VII, of record in Book 3300, page 19, Register's Office for said County.

Said Lot No. 648 fronts 69.8 feet on the southerly side of Dunston Drive and extends back 139.5 feet on the easterly line and 151.2 feet on the westerly line to a dead line, which is a broken line, measuring 101.2 feet.

Being the same property conveyed to Roberts Real Estate, LLC, a Tennessee limited liability company by Successor Trustee's Deed of record in Instrument Number 20021016-0127087, said Register's Office, dated October 7, 2002. And, being the same property conveyed to Norman Ward Armstrong by deed of Nellie Mae Lynn Armstrong in Book 7305, page 277, said Register's Office, dated April 7, 1987; see also Affidavit of Heirship, of record in Instrument Number 20001024-0105464, said Register's Office, dated October 23, 2000, stating that Norman Ward Armstrong died May 17, 2000 leaving Donna Henley, Kelly Rooks, Deborah Lynn Pickle, Charles Norman Armstrong and Mary Ann Potts as the sole surviving heirs at law.

This is improved X property, known as 619 Dunston Drive, Nashville, TN 37211 (unimproved)

(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 my hand this 19th day of September, 2003.

Roberts Real Estate, LLC

By: CM

BK/PG:3019/50-51
03577101

2 PGS : AL - DEED
KAREN BATCH: 3148
09/22/2003 - 12:21 PM

VALUE	150000.00
MORTGAGE TAX	0.00
TRANSFER TAX	555.00
RECORDING FEE	10.00
DP FEE	2.00
REGISTER'S FEE	1.00
TOTAL AMOUNT	568.00

STATE of TENNESSEE, WILLIAMSON COUNTY

SADIE WADE
REGISTER OF DEEDS

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared James Roberts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged James Roberts to be the Chief Manager of **Roberts Real Estate, LLC,** the within named bargainor, a limited liability company, and that they, as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by the said James Roberts, as such Chief Manager.

Witness my hand and official seal at Nashville, Tennessee this 19th day of September, 2003

Commission expires:

6-16-04

Notary Public

