Davidson County DEEDWARR
Recvd: 07/30/04 09:48 2pgs
Fees:13.00 Taxes:1017.50
20040730-0091297

WARRANTY DEED

FROM: CHARLES EDDIE BARHAM AND/OR JUDY R. BARHAM, TRUSTEES, U.A.D. JUNE 15, 1998 OF THE BARHAM JOINT REVOCABLE LIVING TRUST

TO: SHARON E. WATSON, Unmarried

Address New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel:
Sharon E. Watson 4808 Myra Drive Hermitage, TN 37076	CountryWide Home Loans,Inc. 1520 Memorial Blvd.,Ste 104 Murfreesboro, TN 37129	87-9-90

This Instrument was prepared by: CLYDE PAUL HOLLAND, ATTORNEY, 2628 Old Lebanon Road, Nashville, TN 37214-2422

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $275,000.00.

Sharon E. Watson
AFFIANT

SWORN TO and subscribed before me, this 27 day of July, 2004.

My Commission Expires: 01-29-05

NOTARY PUBLIC

CLYDE PAUL HOLLAND NOTARY PUBLIC STATE AT LARGE TENNESSEE

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), the receipt of which is hereby acknowledged, CHARLES EDDIE BARHAM AND JUDY R. BARHAM, TRUSTEES U.A.D. JUNE 15, 1998 OF THE BARHAM JOINT REVOCABLE LIVING TRUST, hereinafter called "Grantors", have this day bargained and sold, and does hereby transfer and convey unto SHARON E. WATSON, Unmarried, hereinafter called "Grantee", her heirs, personal representatives, successors, and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in the 13th Councilmanic District of Davidson County, Tennessee, being Lot No. 35, on the Plan of Phase One, New Hope Estates, of record in Plat Book 9700, Page 319, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description thereof.

BEING the same property conveyed to CHARLES EDDIE BARHAM AND/OR JUDY R. BARHAM, TRUSTEES U.A.D. JUNE 15, 1998 OF THE BARHAM JOINT REVOCABLE LIVING TRUST AND SUCCESSORS IN TRUST, by Quitclaim Deed of record as Instrument No. 20030516-0067255, said Register's Office.

THIS is improved property known as 4808 Myra Drive, Hermitage, TN 37076.

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, their heirs, personal representatives, successors and assigns, forever; and we do covenant with the said Grantee that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that 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, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the single, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 27 day of July, 2004.

CHARLES EDDIE BARHAM AND/OR JUDY R. BARHAM, TRUSTEES, U.A.D. JUNE 15, 1998 OF THE BARHAM JOINT REVOCABLE LIVING TRUST

BY: Charles Eddie Barham, Tr.
CHARLES EDDIE BARHAM, TRUSTEE

BY: Judy R Barham, Tr
JUDY R. BARHAM, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared CHARLES EDDIE BARHAM and JUDY R. BARHAM, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Trustees U.A.D. June 15, 1998 OF THE BARHAM JOINT REVOCABLE LIVING TRUST AND SUCCESSORS IN TRUST, and that they as such Trustees, executed the foregoing instrument for the purpose therein contained, by signing the name of the Barham Joint Revocable Living Trust by themselves as Trustees.

WITNESS my hand and official seal at Nashville, Tennessee, this 27 day of July, 2004.

01-29-05
MY COMMISSION EXPIRES:

NOTARY PUBLIC

