03

Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $166,000.00

Affiant

Subscribed and sworn to before me, this 30th day of July, 2004.

Notary Public
My commission expires: 03/14/05

Davidson County DEEDWARR
Recvd: 08/03/04 13:10 2pgs
Fees:13.00 Taxes:614.20
20040803-0092837

03-0407-32081

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert M. Stuteville	Countrywide Home Loans, Inc.	152-12-A-42.00CO
3764 Seasons Drive	3011 Armory Dr. Suite 120	
Antioch TN 37013	Nashville, TN 37204	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Scott Buswell and wife, Christi Buswell, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Robert M. Stuteville and wife, Nanci J. Stuteville, hereinafter called the Grantees, their successors 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, being Lot No. 717 on the Plan of Somerset, Phase IV, a Planned Unit Development, of record in Plat Book 7900, Pages 978 and 979, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Scott Buswell and wife, Cristi Buswell, by deed from Reginald K. Ewing and wife, Dana C. Ewing, of record in Book 11421, Page 302, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 3764 Seasons Drive, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 30th day of July, 2004.

Scott Buswell

Cristi Buswell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Scott Buswell and Cristi Buswell, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 30th day of July, 2004.

Diane K. Mann
State of Tennessee at Large

My Commission expires 03/14/05