THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Return To

Our File Number: 18668D

Service Escrow & Title, Inc.
6001 Jackson Square Blvd. Ste. 700
Lavergne, TN 37086

MAP/GROUP/PARCEL:
041-070-0/033.00

NEW OWNER'S NAME AND ADDRESS:
TIMOTHY DEWAYNE BILBREY
1214 Bell Grimes Lane
Nashville, TN 37207

Davidson County DEEDWARR
Recvd: 08/12/04 15:49 2pgs
Fees:13.00 Taxes:351.50
20040812-0097759

SEND TAX BILLS TO:
~~New Owner~~ N Bank, N.A.
136 Walton Ferry Rd
Hendersonville, TN 37075

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, William T. Cross, a single man, hereinafter called Grantor, does hereby transfer and convey unto Timothy Dewayne Bilbrey, a unmarried man, his heirs and assigns, hereinafter called Grantee, property described as follows:

Land in Davidson County, Tennessee, being part of the westerly part of Lot No. 3 on the Map of the Lands of K.T. Morris, deceased, of record in Book 57, Page 49, Register's Office for Davidson County, Tennessee, described according to survey of John Kohl, dated November 9, 1968, as follows: Said part of said lot fronts 68 feet on the northerly side of Bell Grimes Lane and extends back between parallel lines 200 feet to a rear line measuring 68 feet.

The subject property is commonly known as 1214 BELL GRIMES, Nashville, TN 37207.

BEING the same property conveyed to William T. Cross herein by deed of record in Instrument No. 200405130056197, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantor covenants with Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

William T. Cross by
WILLIAM T. CROSS
By: Lisa Frazier Lisa K. Frazier atty in fact

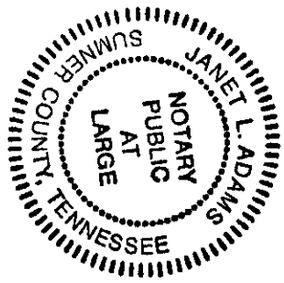
Attorney InFact
STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Lisa Frazier, As Attorney In Fact For WILLIAM T. CROSS, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 4th day of July, 2004.

NOTARY PUBLIC

My Commission Expires: 3-25-07



STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $95,000.00.

AFFIANT

Sworn to and subscribed before me, this the 4th day of July, 2004.

NOTARY PUBLIC

My Commission Expires: 3-25-08

