WARRANTY DEED

MISTY HICKS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE Commission Exp. July 29, 2006

G-04-CD-0506

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,021.80

Affiant

Subscribed and sworn to before me, this 11th DAY OF August, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Engelbert	Countrywide Home Loans (NAME)	
506 N. 18th Street (ADDRESS)	750 Old Hickory Blvd SR180 (ADDRESS)	83-6-373
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Brentwood TN 37027 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JOHN TRIM,MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MICHAEL ENGELBERT, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 7 on the Plan of W.L. Horn's Subdivision of the Spout Spring Property as of record in Book 57, page 106, Register's Office for said County, described as follows:

Beginning on the westerly margin of North 18th, formerly Roy Street, as a point 156 feet north of the northerly margin of McEwen Avenue; thence with the westerly margin of said street northerly 50 feet; thence at right angles westwardly 159 feet to a point 10 feet west of the dividing line between Lot Nos. 6 and 7; thence at right angles southwardly 50 feet; thence at right angles eastwardly 159 feet to the point of beginning.

Being the same property conveyed to John Trim, married by Warranty Deed dated October 29, 2003 and filed for record on October 30, 2003 in Instrument No. 20031030-0159850, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Plat Book 57, page 106, Register's Office for Davidson County, Tennessee.

This was not the principal residence of Michael Engelbert.

unimproved ( )
This is improved (X) property, known as 506 N. 18th Street, Nashville, Tennessee 37206
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 11th day of August, 2004.

John Trim

Davidson County DEEDWARR
Recvd: 08/19/04 10:23 2pgs
Fees:13.00 Taxes:580.98

20040819-0100249

STATE OF Tennessee
COUNTY OF Davidson

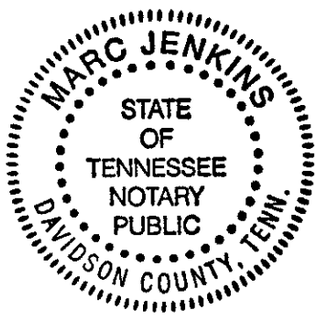
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Trim, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 11th day of August, 2004.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires JULY 19, 2008

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903