Davidson County DEEDWARR
Recvd: 09/09/04 11:25 2pgs
Fees:13.00 Taxes:421.49
20040909-0109111

This Instrument Was Prepared By:

Hugh W. Entrekin, Atty.
700 Craighead Street
Suite 107
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $113,917.00.

Affiant

Subscribed and sworn to before me
This 29th day July, 2004.

Notary Public

My Commission Expires: 3.6.

PHILIP DAVIS ALEXANDER NOTARY PUBLIC AT LARGE Comm. Exp. March 6, 2006 WILLIAMSON COUNTY, TN

Address New Owner	Send Tax Bills to:	Map-Parcel
Jean R. Altidor 1515 Bridgecrest Drive #211 Antioch, TN 37013	Countrywide Home Loans P.O. Box 10212 Van Nuys, CA 91410-0212	149-150-B-018.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, The Craig Company, a Tennessee Corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jean R. Altidor and Kelda R. Altidor Husband and Wife, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 211 on the Plan of Cambridge Forest Townhomes of record in Instrument No. 20020213-0018958 and Revised in Instrument No. 20020710-0083055 and Instrument No. 20040224-0020966, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to The Craig Company, Inc., by Quitclaim Deed from Builders Investment Company of New Mexico, LTD., Co., of record in Instrument No. 20031009-0150128, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for the year 2004 and subsequent years
2. All matters set forth in Plat of record in Instrument No. 20020213-0018958, Revised in Instrument No. 20020710-0083055 and Instrument No. 20040224-0020966, Register's Office for Davidson County, Tennessee.
3. Easements of record in Book 1207, Page 529 and Book 1147, Page 148, Register's Office for Davidson County, Tennessee.
4. Charter for Homeowner's Association of record in Book 10343, Page 769, Register's Office for Davidson County, Tennessee.
5. Sewer and/or Drainage Easement of record in Book 6881, Page 320 and Book 7453, Page 445; Sewer Easement (20'Wide) along the westerly boundary line in Book 8795, Page 158, Register's Office for Davidson County, Tennessee.
6. Storm Water Detention Agreement in Book 7632, Page 962, Register's Office for Davidson County, Tennessee.

This is improved property known as 1515 Bridgecrest Drive #211 Antioch, TN 37013

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind itself, its successors 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.

WITNESS my hand this 29th day of July, 2004

The Craig Company, a Tennessee Corporation

By: _____
Randall B. Smith, President

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, Philip Davis Alexander, a Notary Public of the State and County aforesaid, personally appeared Randall B. Smith, with whom I am personally acquainted, and who upon oath, acknowledged himself to be the President of The Craig Company, the within named bargainor, and that he as such President, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of The Craig Company by himself as such President.

Witness my hand, at Franklin, Tennessee, this 29th day of July, 2004.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.06

PHILIP DAVIS ALEXANDER
NOTARY PUBLIC AT LARGE
My Comm. Exp. March 6, 2006
WILLIAMSON COUNTY, TN