This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
9040460

Send Tax Bills To:
Irwin Mortgage Corporation
400 Interstate N. Parkway, Suite 580
Atlanta, GA 3039-5030

Davidson County DEEDWARR
Recvd: 09/13/04 11:07 2pgs
Fees:13.00 Taxes:334.85
20040913-0110090

New Owner is:
Michelle Allen
1009 Pleasant View Drive
Nashville, TN 37214

MAP: 108-16-27.00
PARCEL:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Tawana D. Feimster, unmarried**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Michelle Allen, an unmarried person**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Lot No. 32-A, Zone Lot Division, Lots Nos. 32, 33, 36 and 37, Section One of Percy Priest Woods, of record in Book 5200, page 718, amending Book 5200, page 472, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Tawanda D. Feimster, unmarried, from Karen L. Soule, unmarried, by Warranty Deed dated May 24, 1999 and recorded May 25, 1999 in Book 11492, page 573, Register's Office for Davidson County.

This conveyance is subject to Restrictions of record in Book 5984, page 865; Book 6560, page 667; Book 6020, page 270; Book 6097, page 11 and Book 6353, page 307; and all matters of record on plat in Plat Book 5200, page 718, amending Book 5200, page 472, Register's Office for Davidson County.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 31ST day of August, 2004.

GRANTOR:

Tawana D. Feimster By [illegible] Atty in Fact

Tawana D. Feimster by Larry Swoops as

Attorney-in-Fact

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, **Larry Swoops** , with whom I am personally acquainted, and to me known to be the person who executed the foregoing (DEED) instrument and/on behalf of Tawana D. Feimster unmarried and who acknowledged that he executed the same as free act and deed of the said Tawana D. Feimster, unmarried and for the purpose therein contained by virtue of the one certian Power of Attorney duly executed by the said Tawana D. Feimster, unmarried , and appearing of record in Record Book *, Page _____, of the said Register's Office of Davidson County, Tennessee. * 20040913 - 0110089

Witness my hand and seal on this the 31ST day of August, 2004.

Notary Public
My Commission Expires: 9-24-05

DAVID ROETGER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $90,500.00.

April E Nichols
Affiant

SWORN TO and subscribed before me this 31 day of August, 2004.

NOTARY PUBLIC

My commission expires: 9-24-05

DAVID ROETGER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.