Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #04-1400

Davidson County DEEDWARR
Recvd: 09/22/04 08:21 2pgs
Fees:13.00 Taxes:466.20
20040922-0113756

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Spencer H. Mieras and wife, Margaret A. Mieras, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Julie A. Blake, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Unit No. 126 on the plan of Horizontal Property Regime Private Element Plat, Riverbridge Community of record in Instrument No. 20030213-0019999, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Spencer H. Mieras and wife, Margaret A. Mieras by Warranty Deed dated March 25, 2004 of record in Instrument No. 20040401-0036790, Register's Office, Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3253 Harpeth Springs Drive, Nashville TN 37221.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 10th day of September, 2004

Spencer H. Mieras
Spencer H. Mieras

Margaret A. Mieras
Margaret A. Mieras

State of Tennessee)
County of Davidson)

On this 10th day of September, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Spencer H. Mieras and Margaret A. Mieras, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 126,000.00.

Affiant

Sworn and subscribed before me on this the 10th day of September, 2004.

Notary Public

My Commission Expires: 7-30-07

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Julie A. Blake	Countrywide Home Loans, Inc.	141-6-D-126CO
3253 Harpeth Springs Drive	7105 Corporate Drive A285	
Nashville, TN 37221	Plano, TX 75024	