REALTY TITLE IS
Box 48A

When recorded, please return to
Realty Title and Escrow Co., Inc.
4721 ANDREW JACKSON
HERMITAGE TN 37076

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

ROBBIN TEASLEY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $108,300.00

Affiant

Subscribed and sworn to before me, this 23 day of September, 2004.

Notary Public
My commission expires: 11-27-2006

06-0408-71397

Address of New Owner:	Send Tax Bills to:	Tax Information
Sandra S. Williams 4309 Andrew Jackson Parkway Hermitage TN 37076	America's Wholesale Lender 7105 Corporate Drive Plano, TX 75024	075-11-0 141.00

Davidson County DEEDWARR
Recvd: 09/27/04 12:17 2pgs
Fees:13.00 Taxes:400.71

20040927-0116059

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jerry L. Batson, married, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Sandra S. Williams and husband, James W. Williams, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot 63, Revision of Lots 5,9,19,22,26,28,36,44,47,63,66,70,78 & 102, Rachel's Square, Sections One and Two, of record in Plat Book 6250, page 543, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jerry L. Batson by deed from Jack Kemp, Secretary of Housing and Urban Development of Washington D.C., dated 6-29-91, of record in Book 8390, page 843, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Linda Batson, wife of Jerry L. Batson, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in subject property.

This property is improved property known as 4309-4311 Andrew Jackson Parkway, Hermitage, TN 37076

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantor covenants with Grantees that Grantors is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind myself, my heirs, successors, assigns 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.

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 hand this 23 day of September, 2004.

Jerry L. Batson

Linda Batson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jerry L. Batson and Linda Batson, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN, this 23 day of September, 2004.

Notary Public
State of Tennessee at Large

My Commission expires 11-27-2006

