WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/27/04 15:18 2pgs
Fees:13.00 Taxes:364.82

20040927-0116272

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$98,600.00.**

Affiant

Subscribed and sworn to before me this 20th day of September, 2004.

Notary Public
My Commission expires: (Seal)

Notary Public At Large
DAVIDSON COUNTY, TN
My Commission

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Jerry W. White	Novastar Mortgage, Inc.	095-08-0-097.00
231 Graylynn Drive	888 W Big Beaver Road, Suite 1290	
Nashville, TN 37214	Troy, MI 48084	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Peter Heelam and wife, Gail Heelam**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Jerry W. White and wife, Scheryl M. White**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 37 on the plan of Eva-Mor Heights Subdivision, of record in Book 1424, page 149, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 37 fronts 65 feet on the east side of Graylynn Drive and runs back between lines 293.99 feet on the north line and 292.03 feet on the south line to a dead line in the rear, and measures 51.43 feet thereon.

Being the same property conveyed to Peter Heelam and wife, Gail Heelam, by deed from Lonnie Guy Farmer and wife, Nettie H. Farmer, on October 26, 1994, of record in Book 9503, page 687, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Jerry W. White and wife, Scheryl M. White, from Peter Heelam and wife, Gail Heelam, by deed on September 20, 2004, of record in Instrument Number _____, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 1424, page 149, Register's Office Davidson County, Tennessee.
- Easement for Sanitary Sewer and Storm Drainage of record in Book 4292, page 60, Regioster's Office for Davidson County, Tennessee.

This is improved property known as: **231 Graylynn Drive, Nashville, TN 37214**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this September 20, 2004.

Peter Heelam

Gail Heelam

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Peter Heelam and wife, Gail Heelam** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this September 20, 2004

My commission expires: _____

_____
Notary Public

ANDREW H. MAYO JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.