Davidson County DEEDWARR
Recvd: 10/27/04 11:05 2pgs
Fees:13.00 Taxes:1036.00

20041027-0129202

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Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $280,000.00

Affiant

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

Subscribed and sworn to before me, this 25th day of October, 2004.

Notary Public
My commission expires: 5/24/05

SHIRLEY A. BEESLEY NOTARY PUBLIC AT LARGE TENN.

02-0409-43473

Address of New Owner:	Send Tax Bills to:	Tax Information
Robyn Louise McCormack 5509 Nevil Pointe Brentwood TN 37027	New Owner	171-04-0-A-046.00

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, Cynthia H. Alford and husband, Timothy J. Alford, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Robyn Louise McCormack and husband Michael Patrick McCormack, 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 No. 36, on the Plan of Revision One, Section Two, Brownstone, of record in Plat Book 9700, Pages 942 & 943, Register's Office for said County, to which Plan reference is hereby made for a more complete description.
>
> BEING the same property conveyed to Cynthia H. Alford and wife (sic), Timothy J. Alford by deed dated 12/20/99 of record in Instrument No. 200001210007336, Register's Office for Davidson County, Tennessee.
>
> SUBJECT TO any and all restrictions, conditions, easements, setback lines, plat of record and encumbrances of record in the Register's Office for said County.
>
> This property is improved property known as 5509 Nevil Pointe, Brentwood, TN 37027

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. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our 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 25th day of October, 2004.

Cynthia H. Alford

Timothy J. Alford by Cynthia H. Alford, Attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand in Brentwood, TN, this 25th day of October, 2004.

Notary Public

My Commission expires 9/4/05

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Cynthia H. Alford, with whom I am personally acquainted, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Timothy J. Alford, and that she is authorized by Timothy J. Alford, to execute this instrument on his behalf.

Witness my hand in Brentwood, TN, this 25th day of October, 2004.

Notary Public

My commission expires: 9/4/05