WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/16/05 14:39 2 pgs
Fees:13.00 Taxes:309.14
20050216-0017823

JULIE WILBANKS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,550.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 2005

Julie Wilbanks
Notary Public

MY COMMISSION EXPIRES: 2/20/08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Security Escrow & Title Co., 750 Old Hickory Blvd. Ste. 165, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles T. Webb (NAME)	Allied Mortgage Group (NAME)	13D
4014 Meadow Rd. (ADDRESS)	7 Bala Ave. Ste. 108 (ADDRESS)	9275
Nashville, Tennessee 37218 (CITY) (STATE) (ZIP)	Bala Cynwood, PA 19004 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Elvia DyAnn Lott and Donna Faye Ward, heirs of the Margie E. Ward Estate

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles T. Webb **and** wife Angela M. Webb

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 19 of Block "BB" on the Revised Map of Fairview Subdivision, as of record in Book 1130, page 34, Register's Office for said County. Said lot No. 19 fronts 73 feet on the easterly side os Meadow Road and runs back between parallel lines 200 feet to a dead line. Being the same real property conveyed to J.L.Fuqua by deed from E.W. Elrod and wife, of record in book 2745, page 193, said Register's Office.

BEING THE SAME PROPERTY conveyed to Elvin Jackson Ward and wife Margaratte E. Ward by deed dated 12/29/1966 of record in Book 4090, page 826, in the aforesaid Register's Office.

Said property was awarded to Margarette E. Ward by divorce decree dated 9/13/1976 and filed for record on 9/28/1976.

THIS CONVEYANCE IS SUBJECT TO any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

Said property having a physical address of: 4014 Meadow Rd. Nashville, Tn 37218 (13D-9275)

unimproved ( )
This is improved (X) property, known as 4014 Meadow Rd., Nashville, Tennessee 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hand s this 20th day of January, 2005

Elvia DyAnn Lott
Elvia DyAnn Lott

Donna Faye Ward
Donna Faye Ward

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 Elvia DyAnn Lott and Donna Faye Ward

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 20th day of January, 2005.

Commission expires 7/20/08

Julie Wilbanks
Notary Public

JULIE WILBANKS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public