Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $115,000.00

Affiant

Subscribed and sworn to before me, this 30th day of March, 2005.

Notary Public
My commission expires:

KATE ROSENTHAL NOTARY PUBLIC AT LARGE SUMNER COUNTY TENNESSEE MY COMMISSION EXPIRES JULY 14 2006

Davidson County DEEDWARR
Recvd: 04/07/05 15:02 2 pgs
Fees:13.00 Taxes:425.50
20050407-0038475

03-0503-32621

Address of New Owner:	Send Tax Bills to:	Tax Information
Angella Michelle Stewart 4505 Harding Road, #3-E Nashville TN 37205	New Owner	116-03-0-A-022.00CO

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, **Phillip A. Neely**, unmarried, hereinafter referred to as Grantor, has bargained and sold, and do hereby transfer and convey to **Angella Michelle Stewart**, hereinafter called the Grantee, 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 Apt. 3-E, (and said Unit shall have the exclusive use of that portion of the common elements labeled East Wing Closet (5-E) which have been declared in the Declaration as a limited common element and said use shall be limited exclusively to the owner of Unit labeled Apartment 3E) on the Plan of Royal Oaks Towers, of record in Plat Book 4460, Page 189, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Phillip A. Neely, by deed from Richard M. Cate and wife, Carolyn Cate and Chancellor Byron Waites and Beverly Cate Waites, Trustees of the Chancellor Waites or Beverly Cate Waites Joint Revocable Living Trust Agreement dated Dec. 5, 1996, of record in Instrument No. 20020103-0001196, 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.

This property is improved property known as 4505 Harding Road, #3-E, Nashville, TN 37205

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 30th day of March, 2005.

Phillip A. Neely

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Phillip A. Neely, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 30th day of March, 2005.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

