C3 Realty Title 48-A

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

Davidson County DEEDWARR
Recvd: 04/22/05 09:30 2 pgs
Fees:13.00 Taxes:858.40
20050422-0044900

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $232,000.00

Affiant

Subscribed and sworn to before me, this 15th day of April, 2005.

Notary Public
My commission expires: 02/22/09

DIANE K. MANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY, TN

03-0503-32616

Address of New Owner:	Send Tax Bills to:	Tax Information
Bruce W. Francis 5244 Beech Ridge Road Nashville, TN 37221	COUNTRYWIDE HOME LOANS, INC. 4500 PARK GRANADA CALABASAS, CA 91302-1613	155-15-0-A-106.00CO

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, **Carole De Arellano**, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Bruce W. Francis and wife, Shelly P. Francis**, 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. 106, on the Plan of Stonemeade, Section Two, of record in Book 7900, Page 525, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carole De Areallano by deed from Jeffries C. Ringgold and wife, Elizabeth A. Ringgold, of record in Instrument No. 20031230-0183690, 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 5244 Beech Ridge Road, Nashville, TN 37221

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 15th day of April, 2005.

Carole De Arellano

STATE OF FLORIDA
COUNTY OF Collier

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

Witness my hand in Fort Myers, FL, this 14 day of April, 2005.

Notary Public

My Commission expires: 6-25-06

