FILE BOX 45

Return To
Executive Title, LLC
2520 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

WARRANTY DEED

ET-05-5531

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $259,600.00

Sandra Rose Bundrant
Affiant

Subscribed and sworn to before me this 26th DAY OF April, 2005.

Notary Public

MY COMMISSION EXPIRES: 1/24/09

(AFFIX SEAL)

PATRICIA NICHOLLS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 04/27/05 14:18 2 pgs
Fees:13.00 Taxes:958.30

20050427-0047018

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2012 21st AVENUE SOUTH
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra Rose Bundrant and Margaret P. Kennedy	Suntrust Mortgage Inc.	
(NAME)	(NAME)	
300 Brandywine Drive	201 4th Ave N 7th Floor	054-13-0 068.00
(ADDRESS)	(ADDRESS)	
Old Hickory, Tennessee 37138	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we CAMILLE T. GAINES, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto SANDRA ROSE BUNDRANT AND MARGARET P. KENNEDY, BOTH UNMARRIED*, hereinafter called the Grantees, their heirs and assigns, that 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. 16 on the Plan of Brandywine Farms, Section 1, as of record in Plat Book 3600, pages 79 and 80, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

This conveyance is subject to any and all restrictions and easements of record, if any.

Being the same property conveyed to Camille T. Gaines by Quitclaim Deed from Bobby Clay Gaines, executed on January 11, 2001, of record at Instrument No. 20010111-0003746, Register's Office of Davidson County, Tennessee; AND ALSO BEING the same property conveyed to Bobby C. Gaines and wife, Camille T. Gaines by Warranty Deed from Martin Henry Wagner and wife, Hilary J. Wagner, executed on April 4, 1990, of record in Book 8085, pages 965 and 966, Register's Office of Davidson County, Tennessee. (Bobby Clay Gaines and Bobby C. Gaines being one and the same person.)

unimproved ( )
This is improved (X) property, known as 300 Brandywine Drive, Old Hickory, Tennessee 37138
(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 my/our hand(s) this 26th day of April, 2005.

Camille T. Gaines

Camille T. Gaines

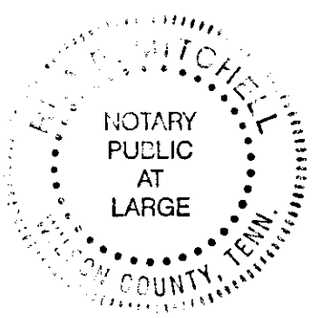
*as joint tenants with right of survivorship

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Camille T. Gaines, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at MT. JULIET, Tennessee, this 26th day of April, 2005.

My Commission Expires: 6-17-07

Notary Public



RETURN TO:

EXECUTIVE TITLE LLC

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Mt. Juliet, TN 37122

MARY FRANCES RUDY

ATTORNEY - AT - LAW