State of Tennessee
County of Davidson

This actual consideration or value – whichever is greater- is $124,000.00

Affiant

Subscribed and sworn before me this the ~~30th~~ 28th day of June, 2005.

Notary Public

My Commission Expires: 3.25.06

Jennifer R. Pierce
Notary Public At Large
Davidson County, Tennessee

WARRANTY DEED

This Instrument was Prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Blvd. #700
Lavergne, Tennessee 37086

Address of New Owner(s)	Improved Property **known as:**	**Send tax bills to:**
S. Marie Sims 850 Autumn Lane Corona, CA 92881	512 Selsey Court S. Hermitage, TN 37076	Argent mtg. Co. P.O. Box 5047 Rolling Meadows, IL 60008

Map 64-16-C Parcel 14

For and in consideration of the sum of Ten Dollars, Cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged,

GLENDA A. PACE AND HUSBAND, PAUL PACE

Hereinafter called the Grantors(s), have this day bargained and sold, and by these presents do hereby transfer and convey unto

S. MARIE SIMS

Hereinafter called the Grantee(s) their successors and assigns, a certain parcel of land together with all tenements, hereditaments and appurtenances thereto located in **Davidson** County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Second Revision, Section One Wembley Downs, a Planned Unit Development, of record in Plat Book 7900, page 301, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Glenda A. Murphy by Warranty Deed from Debra E. Oden-Poteete and Alex Preston Poteete, Husband and wife of record in Book 11764, page 333, Register's Office for Davidson County, Tennessee. Said Glenda A. Murphy now known as Glenda A. Pace.

Subject to all matters of record in Book 7900, page 301, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 8304. page 632; as amended in Book 8447, page 643; Supplemental of record in Book 8587, page 268; Book 8646, page 529; Book 8797, page 915; as amended in book 9522, page 349, Register's Office for Davidson County, Tennessee.

Subject to Charter of Wembley Downs Homeowners Association, Inc. of record in Book 8404, page 718, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions affecting this property of record in the Register's Office for Davidson County, Tennessee.

Paul Pace joins this conveyance to convey any and all interest he may have in said property, including but not limited to his marital interest.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estates, title and interest thereto belonging to the said Grantee(s), their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), their successors, heirs and assigns against the lawful claims o fall persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Executed this ~~24th~~ 28th **day of June 2005.**

Glenda A. Pace

Paul Pace

Davidson County DEEDWARR
Recvd: 07/06/05 08:27 2 pgs
Fees:13.00 Taxes:458.80

20050706-0077151

State of Tennessee

County of Davidson

Personally appeared before me, the undersigned, Notary Public, in and for said County and State, **Glenda A. Pace and Paul Pace** the within named Grantor, with whom I am personally acquainted or who proved to me based upon satisfactory information and who acknowledged that **they** executed the within instrument for the purposes contained.

Witness my hand, this ~~24th~~ 28th Day of **June, 2005.**

My Commission Expires:

3.25.06

Notary Public

