03

Realty Title
48-A

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 $175,000.00

Affiant

Subscribed and sworn to before me, this 12th day of July, 2005.

Notary Public
My commission expires: 02/22/09

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Davidson County DEEDWARR
Recvd: 07/21/05 09:22 2 pgs
Fees:13.00 Taxes:647.50
20050721-0084736

03-0506-32815

Address of New Owner:	Send Tax Bills to:	Tax Information
James W. Southerland 120 Belle Glen Drive Nashville TN 37221	Greenpoint Mortgage Funding, 3650 Mansell Road Suite 440 Alpharetta, GA 30022	127-00-0-133.00

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, Stephen C. Fouche and wife, Susan S. Fouche, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to James W. Southerland and wife, Miriam A. Southerland, 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. 12, on the Plan of Section Three, John Cummingham Estates, of record in Book 4860, Page 69, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stephen C. Fouche and wife, Susan S. Fouche by Deed from James D. Stephenson, unmarried, dated October 2, 2002 of record in Instrument No. 20021009-0123098 in the Register's Office of 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 8350 Merrymount Drive, 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 12th day of July, 2005.

Stephen C. Fouche

Susan S. Fouche

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand in Nashville, TN, this 12th day of July, 2005.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

