Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF ~~WILSON~~ Williamson
The actual consideration or value, whichever is greater, for this transfer is $177,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of August, 2006.

Notary Public
My commission expires: _____

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

06-0607-72412

Address of New Owner:	Send Tax Bills to:	Tax Information
Patricia A. Jackson 4409 Andrew Jackson Parkway Hermitage TN	Countrywide Home Loans, Inc. 801 Cresent Center Dr. Ste 510 Franklin, TN 37067	075-07-0-043.00

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, Martha P. Sowell, a widow, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Patricia A. Jackson, an unmarried woman, 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:

*a/k/a June P. Sowell

Land in Davidson County, Tennessee, being Lot No. 86, on the Plan of Section Two, Tulip Grove, of record in Book 3700, Page 122, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles H. Sowell, Jr., and wife, Martha P. Sowell by deed from Fischer & Short Construction Company, Inc., a Tennessee Corporation, dated 8-26-68, recorded 9-3-68, of record in Book 4265, Page 303, Register's Office for Davidson County, Tennessee. The said Charles H. Sowell, Jr. having since died.

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 4409 Andrew Jackson Parkway, Hermitage, TN

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.

Davidson County DEEDWARR
Recvd: 08/30/06 10:55 2 pgs
Fees:13.00 Taxes:654.90
20060830-0107104

FILE BOX 45

WITNESS my hand this 22nd day of August, 2006.

Martha P. Sowell

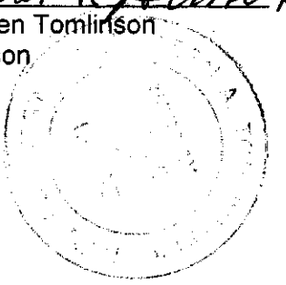
Martha P. Sowell

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Martha P. Sowell, 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 Mt. Juliet, TN, this 22nd day of August, 2006.

Kathleen Tomlinson
Davidson



My Commission expires 02/24/08