RECORD AND RETURN TO;
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP38565) FILE BOX "7"

WARRANTY DEED

Instr:200003020020431 Page: 1 OF 2
REC'D FOR REC 03/02/2000 9:39:40AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $362.23

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF FEBRUARY, 2000.

Notary Public

MY COMMISSION EXPIRES: 4-26-00

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tene F. Tarver	GMAC Mortgage Corporation	163-11-D-8
2962 Baby Ruth Lane, Unit 8	100 Witmer Road	
Antioch,TN 37013	Horsham, PA 19044-0963	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

MICHELLE FOSTER, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

TENE F. TARVER, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 Unit 8, on the plan of Hickory Place Townhouses of record in Book 11190, Page 54, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Michelle Foster by Warranty Deed from Eckhardt Realty Corporation, Trustee for 2956 & 2962 Baby Ruth Lane Land Trust of record in Book 11479, Page 885, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 2962 BABY RUTH LANE, UNIT 8, ANTIOCH, TN 37013
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 our hand this 29th day of February, 2000

Michelle Foster
MICHELLE FOSTER

BY Brent Foster att'y in fact
BRENT FOSTER, ATTY. IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this day of , 2000.

Commission Expires:_____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the of the within named bargainor, and corporation, and that he as such being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such .

Witness my hand and official seal at office at Nashville, Tennessee on this the day of January, 2000.

My commission expires:_____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 29th day of February, 2000, before me personally appeared Brent Foster to me known to be the person who executed the foregoing instrument in behalf of Michelle Foster as her Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said Michelle Foster.

Witness my hand and official seal at Nashville, Tennessee, this the 29th day of February, 2000.

My commission expires: 5/26/02 _____
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.