Instr:200008110079844 Page: 1 OF 2
REC'D FOR REC 08/11/2000 2:50:40PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $247.53

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Christine Markferding	Union Planters Mtg	
2822 Hartford Drive	2019 Richard Jones Rd	MAP: 119-10
Nashville, TN 37210	Nashville, TN 27215	
		PARCEL: 176

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont] [Boulevard, Suite 115, Nashville, Tennessee 37205 00-07-10224]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, **March Egerton**, unmarried, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, **Christine Markferding**, unmarried, (The "Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit

Being Lot No. 3 on the Plan of Hidden Acres Subdivision, of record in Book 1130, page 89, Register's Office for said County. Said Lot No. 3 fronts 75 feet on the easterly side of Hartford Drive and runs back between lines 151 feet on the northerly line and 160.5 feet on the southerly line, to a dead line, measuring 97 feet thereon.

Being the same property conveyed to March Egerton, unmarried by Warranty Deed from Brenda Smith of record in Book 11317, page 825, said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Plat Book 1130, page 69, Register's office for Davidson County, Tennessee.**

This is improved property known as 2822 Hartford Drive, Nashville, TN 37210.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $66,900.00.
[
[Affiant
[Subscribed and sworn to before me this
[7th day of August, 2000.
[
[Notary Public
[My Commission Expires: 1-25-2003

DONALD E. KNIFFEN NOTARY PUBLIC LAKE COUNTY, TENN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 7th day of August, 2000.

Marion Egerton

March Egerton

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 7th day of **August,** 2000, before me personally appeared **March Egerton**, to me known to be the persons who executed the foregoing instrument and acknowledged that **he** executed the same as **his** free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of **August,** 2000.

Notary Public

My Commission Expires: 1-28-2003

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.