THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
5409 Maryland Way, Suite 120
Brentwood, Tennessee 37027

RETURN TO:
Rudy Title & Escrow
2000 Glen Echo Rd., Ste. 209
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,000
Beth Thomas
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October, 2000
Notary Public
MY COMMISSION EXPIRES: 5/30/04
(AFFIX SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 10/20/00 11:31 2pgs
Fees:11.00 Taxes:510.60

20001020-0104166

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer Bruner	Owner	87-1-A
(NAME)	(NAME)	
3517 Glenfalls Drive		PARCEL 140
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Tara Lyn Hart and husband, Perry Hart

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

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 Lot No. 67 on the Plan of Section Four, Chesney Glen of record in Book 9700, page 844, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Tara Lyn Hart and husband Perry Hart by deed from Beazer Homes Corp. d/b/a Phillips Builders, a Tennessee Corporation, of record in Book 11687, page 142, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3517 Glenfalls Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 s this 13th day of October, 2000

Tara Lyn Hart by Ted Crockett Atty in fact
Tara Lyn Hart BY: Ted Crockett, Attorney in Fact

Perry Hart by Ted Crockett Atty in fact
Perry Hart BY: Ted Crockett, Attorney 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 Ted Crockett with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Tara Lyn Hart, as her Attorney in Fact, as the free act and deed of the within named Tara Lyn Hart.

Witness my hand and official seal at Nashville, TN this 13th day of October, 2000.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires: July 24, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the with named Ted Crockett with whom I am apersonally acquanited (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Perry Hart, as his Attorney in Fact, as the free act and deed of the within named Perry Hart.

Witness my hand and offical seal at Nashville, TN this 13th day of October, 2000

NOTARY PUBLIC

My Commission Expires: July 24, 2004