Davidson County DEEDWARR
Recvd: 01/10/01 14:17 2pgs
Fees:11.00 Taxes:370.00
20010110-0003295

This Instrument Prepared By:
Mary Frances Rudy
2000 Glen Echo Road, Suite 209
Nashville, TN 37215

Return To:
Rudy Title and Escrow
2000 Glen Echo Road, Suite 209
Nashville, TN 37215

Warranty Deed

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS:
Kurt W. Bartlett 127 Rural Avenue Nashville, TN 37209	SAME	103-02-159

For good and valuable consideration received, Jim Holder, Executor, of the ESTATE OF MARGARET ELEANOR HOLDER SLATE MORTON, by these presents do transfer and convey by Last Will and Testament as shown of record in Book 11139, Page 385, Register's Office of Davidson County, Tennessee, unto the Grantee, Kurt W. Bartlett all of the right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, belonging to Margaret Eleanor Holder Slate Morton, deceased, described as follows:

Being Lot No. 12, Section IV, on the Plan of Richland Meadow Subdivison, as shown of record in Plat Book 2330, page 95, Register's Office for Davidson County, Tennessee, to which plan of reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to F.W. Morton and wife, Margaret H. Morton by Deed as shown of record in Book 2707, Page 263, Register's Office for Davidson County, Tennessee. Both F.W. Morton and Margaret H. Morton having since died. *

This is improved property known as 127 Rural Avenue, Nashville, Tennessee 37209

Said Property is conveyed subject to restrictions and easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs and assigns forever. And the Grantor covenants with the Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that same is unencumbered except as stated above. And the Grantor does further covenant and bind herself as Administrator of the Estate of Jonathan Lewis its heirs and assigns, to warrant and forever defend the title to said land to the Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 27th day of December, 2000.

Jim Holder, Executor
aka James R. Holder

*The Last Will & Testament of Margaret Eleanor Holder Slate Norton names James R. Holder Executor, of record in Book 11139, Page 385, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 27th day of December , 2000, before me personally appeared, Jim Holder, Executor of the Estate of Margaret Eleanor Holder Slate Morton, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing instrument on behalf of the Estate of Margaret Eleanor Holder Slate Morton, and acknowledged that she executed the same as her free act and deed and for the purposes described herein.

Witness my hand and official seal, at the office, this 27th day of December, 2000.

My commission expires:
9-28-2002

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer
$100,000.00

AFFIANT

Sworn and subscribed before me, this
27th day of December, 2000.

NOTARY PUBLIC