Realty Title 48-A
02

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $165,000.00

Affiant

Subscribed and sworn to before me, this 23rd day of April, 2001.

Notary Public
My commission expires: 3/14/2005

Address of New Owner:	Send Tax Bills to:	Tax Information
Craig J. Wright	First Horizon Home Loan	090-12-0-0-282.00
6385 Ivy Street	P.O. Box 146	
Nashville, TN 37209	Memphis, TN 38101	

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, Timothy J. Cooper and wife, Vicki A. Cooper, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Craig J. Wright and wife, Katryna M. Wright, 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:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of J.F. Ivy Subdivision, of record in Book 5190, Page 720, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Timothy J. Cooper and wife, Vicki A. Cooper by deed from James F. Ivey, Jr., Executor of record in Book 7322, Page 860, Register's Office for Davidson County, Tennessee.

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 6385 Ivy Street, Nashville, TN 37209

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.

WITNESS my hand this 23rd day of April, 2001.

Timothy J. Cooper

Vicki A. Cooper

Davidson County DEEDWARR
Recvd: 04/26/01 12:29 2pgs
Fees:11.00 Taxes:610.50

20010426-0042152

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Timothy J. Cooper and Vicki A. Cooper, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 23rd day of April, 2001.

Notary Public

My Commission expires: 3/14/2005

