FILE BOX 45

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/02/01 14:17 2pgs
Fees:11.00 Taxes:198.80

20010502-0044917

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,728.84

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 20 01

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: January 29, 2005
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kurt J. Steckel (NAME)	Union Planters Bank, N.A. (NAME)	MAP 133-6
525 Rivercrest Cove (ADDRESS)	7130 Goodlett Farms Parkway (ADDRESS)	PARCEL 1
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Cordova, TN 38018 (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, Betty Ann Carter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kurt J. Steckel and wife, Betty J. Steckel

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:

BEING Lot No. 208 on the Plan of Sunrise Heights Addition, of record in Book 421, Page 2, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Carl F. Carter and wife, Betty Ann Carter, as tenants by the entirety, by deed from Harry E. Margrave and wife, Katherine H. Margrave, of record in Book 6740, Page 706, said Register's Office. See also Quitclaim Deed from Carl F. Carter and wife, Betty Ann Carter to John Lee Blackwell, a one half undivided interest, of record in Book 7890, Page 313, said Register's Office. The said Carl F. Carter now being deceased. See also Quitclaim Deed from John Lee Blackwell to Betty Ann Carter being recorded simultaneously herewith.

This conveyance is made subject to: (1) All matters appearing on the Plan of record in Book 421, Page 2, said Register's Office.

Quitclaim Deed being recorded simultaneously herewith.

This conveyance is subject to a Deed of Trust executed by Carl F. Carter and wife, Betty Ann Carter, to Tim N. Taylor, Trustee, for Capitol Mortgage Corporation, dated February 23, 1987, and filed for record in Book 7153, Page 432, Register's Office for said County, with an unpaid principal amount of

CONTINUED

unimproved ( )
This is improved (X) property, known as 208 Raymond Street, Nashville, TN 37211
(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 my hand this 1st day of May, 20 01

X Betty Ann Carter
Betty Ann Carter

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 Betty Ann Carter

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of May, 20 01.

Commission expires January 29, 2005

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon_____ oath(s) acknowledged_____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ 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 _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

approximately $53,728.84, which the grantees herein assume and agree to pay. The escrow account if any is hereby transferred to the grantees.