02

Realty 48A

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 $82,500.00

Melanie H. Ricks
Affiant

Subscribed and sworn to before me, this 30th day of April, 2001.

Catherine R. Vass
Notary Public
My commission expires: 05/30/04

CATHERINE R. VASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES MAY 30TH 2004

Davidson County DEEDWARR
Recvd: 05/04/01 13:29 2pgs
Fees:11.00 Taxes:305.25
20010504-0046295

Address of New Owner:	Send Tax Bills to:	Tax Information
Melanie H. Ricks 2907 Sheana Way Antioch TN 37013	Bank of America, N.A. 2059 Northlake Parkway Tucker, GA 30084	150-03-412

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, Holly R. Bishop, now Mayo, married, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Melanie H. Ricks, hereinafter called the Grantee, her 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. 92B on the Plan of Zone Lot Division of Lot 81 Chelsea of Priest Lake, Sec. 2A and Lot 92 Chelsea of Priest Lake Sec. 2B, of record in Book 6250, Pages 423-440 and as amended in Book 6250, Page 944, 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 Holly R. Bishop, a single woman, by deed from Sharon C. Ferrell, unmarried, of record in Book 10674, Page 992, 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.

Christopher R. Mayo, husband of Holly R. Bishop Mayo, joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in subject property.

This property is improved property known as 2907 Sheana Way, Antioch, TN 37013

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 30th day of April, 2001.

Holly R. Bishop Mayo
Holly R. Bishop Mayo

Christopher R. Mayo
Christopher R. Mayo
cm

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Holly R. Bishop Mayo and Christopher R. Mayo, 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 30th day of April, 2001.

Notary Public

My Commission expires 05/30/04

