WARRANTY DEED

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th Day of June, 2001.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

My Commission Expires SEPT 6, 2001

Record & Return To:
Southern Title Services, LLC
321 West Main Street
Lebanon, TN 37087
File No. 200150126

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, 321 West Main Street Lebanon, TN 37087

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patti J. Zeller	National Bank of Commerce	Map 96-9-A
(NAME) 744 Kent Drive	(NAME) 115 29th Avenue South	
(ADDRESS) Nashville, TN 37214	(ADDRESS) Nashville, TN 37212	Parcel 744.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Samuel Robert Stewart, unmarried**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Patti J. Zeller, married** herereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A-744 on the Plan of Emery Place, as of Record in Book 6250, page 719, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Samuel Robert Stewart and wife Joyce H. Stewart by Warranty Deed of record in Book 6990, page 15, Register's Office of Davidson County, Tennessee. The said Joyce H. Stewart having since died.

Subject to any and all matters as shown on the plan of Record in Plat Book 6250, page 719, Register's Office for Davidson County, Tennessee; Restrictive Covenants of Record in Book 6715, page 719, RODC; Charter for Emery Place Condominiums in Book 6647, page 466, and in Book 6724, page 627, RODC; Master Deed as set out in Book 6715, page 719, Book 8048, page 351, and in Book 6715, page 96, said Register's Office.

This is unimproved ( )
improved(x) property, known as 744 Kent Drive Nashville TN 37214
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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/our hand(s) this 15th Day of June, 2001.

Davidson County DEEDWARR
Recvd: 06/19/01 12:00 2pgs
Fees:11.00 Taxes:344.10
20010619-0064915

Samuel Robert Stewart

STATE OF TENNESSEE)
) ss:
COUNTY OF Davidson County)

Before me, the undersigned Notary Public, personally appeared Samuel Robert Stewart, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 15th Day of June, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires SEP1 6, 200