784 Realty

Space reserved for recording information:

Davidson County DEEDWARR
Recvd: 06/28/01 09:03 1pgs
Fees:11.00 Taxes:462.50

20010628-0068416

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00 .

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 15th DAY OF JUNE, 2001.

(Affix Seal) Notary Public

My Commission Expires: July 16, 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN

Preparer's File #-01E343

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, Suite 150
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Carlotta Sanborn	1st Trust Bank for Savings	147-01-203
317 Gaywood Drive	P.O. Box 17257	
Nashville, Tennessee 37211	Memphis, TN 38187-0257	

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 consideration, the receipt of which is hereby acknowledged, I/we, WILLIAM H. BARKER AND LINDA M. BARKER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto CARLOTTA SANBORN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 303 on the Plan of Caldwell Hall, Section II, as of record in Book 2900, page 96, Register's Office for Davidson County, Tennessee to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to William H. Barker and wife, Linda M. Barker by Deed from The Kennedy Corporation of record in Book 3224, page 639, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

( ) unimproved
This is (X) improved property known as **317 Gaywood Drive, Nashville, Tennessee 37211**

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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**:

William H. Barker

Linda M. Barker

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM H. BARKER AND LINDA M. BARKER, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, TN, this 15th day of June, 2001.

Notary Public

My Commission Expires: July 16, 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN