Davidson County DEEDWARR
Recvd: 10/02/01 13:13 2pgs
Fees:13.00 Taxes:388.50

20011002-0106397

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **40266**

**WARRANTY DEED**

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 105,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS **21ST DAY OF SEPTEMBER, 2001.**

NOTARY PUBLIC

Notary Public

MY COMMISSION EXPIRES:

TOBY LEE DUBRAY NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires May 14, 2004

**THIS INSTRUMENT WAS PREPARED BY**
**SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N., NASHVILLE, TENNESSEE, 37201**

| ADDRESS OF NEW OWNER AS FOLLOWS : | SEND TAX BILLS TO: | MAP-PARCEL # |
|---|---|---|
| **DINAH M. BUZZARD**<br>**102 Summit Ridge Court**<br>**Nashville, Tennessee 37215** | **Countrywide Home Loans**<br>**1800 Tapo Canyon**<br>**Simi Valley, CA 93063-6712** | **131-5-B-102**<br>**7DA 92113** |

FOR AND IN 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 **I, SARAH BETH HUDDLESTON, UNMARRIED**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DINAH M. BUZZARD**

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON STATE OF TENNESSEE, DESCRIBED TO-WIT:**

**Land in Davidson County, Tennessee being Apartment Unit No. 102 of Four Seasons Condominium, created under Title 66, Chapter 27, Sections 101, et seq. as amended Tennessee Code Annotated, and as established by a Master Deed of record in Book 6841, Page 349, and amended in Book 6847, Page 122, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units as set forth in said Master Deed. Reference is hereby made to the Plat of Four Seasons Condominium shown as Exhibit "D" to said Master Deed for a more complete identification and description of said unit.**

**Being the same property conveyed to Sarah Beth Huddleston by deed from Richard Huddleston and wife, Nancy J. Huddleston of record in Instrument No.: 20011003-0106396, Register's Office for Davidson County, Tennessee.- recorded concurrently herewith.**

**Unimproved ( )**
This is improved ( **X**) property, known as **102 Summit Ridge Court, Nashville, Tennessee 37215**

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 21st DAY OF SEPTEMBER, 2001.**

Sarah Beth Huddleston

**SARAH BETH HUDDLESTON**

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 SARAH BETH HUDDLESTON, UNMARRIED, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 21ST day of September, 2001.

NOTARY PUBLIC

My Commission Expires: 5/26/02

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.