THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December, 2001

Notary Public

MY COMMISSION EXPIRES: July 24, 2004
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Davidson County DEEDWARR
Recvd: 12/14/01 15:06 2pgs
Fees:13.00 Taxes:370.00

20011214-0138572

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Laurel Leigh Duncan (NAME)	Countrywide Home Loans, Inc. (NAME)	MAP 117-3-A
3000 Hillsboro Road, Unit #7 (ADDRESS)	718 Thompson Lane #104 (ADDRESS)	PARCEL 7
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (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, Robert G. Calton, III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Laurel Leigh Duncan

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:

Land in Davidson County, Tennessee, being Unit 7 on the Plan of Versailles Apartments of record in Plat Book 5050, page 80, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Versailles Apartments, a horizontal property regime established by Master Deed and By-Laws of record in Book 5168, page 944, amended in Book 7770, page 955, Book 5589, page 367, Book 5659, page 641, and Book 5667, page 375, said Register's Office.

Being the same property conveyed to Robert G. Calton, III, unmarried by deed from Charles Harry Malone and Bettye S. Malone and Melinda Lee Malone Wayland, married as of record in Book 8425, page 705 Register's Office for Davidson County, Tennessee. The said Robert G. Calton, III is now married and the subject property is not, and has never been, the ususal place of residence of the Grantor herein.

unimproved ( )
This is improved (X) property, known as 3000 Hillsboro Road, Unit #7, Nashville, TN 37215
(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 7th day of December, 2001

X _____
Robert G. Calton, III

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 Robert G. Calton, III

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of December, 2001.

Commission expires July 24, 2004

Notary Public

MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 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 _____.

My commission expires _____

Notary Public