47

WARRANTY DEED

PLEASE RETURN TO:
CASTLEMAN TITLE & ESCROW, INC.
WILLIAM D. CASTLEMAN, ATTORNEY
110 GLANCY STREET, SUITE #112
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

D. Annette Mapes
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF December, 2001

Mary Birthright
Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

MARY BIRTHRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jacquese K. Hunter (NAME)	First Horizon Home Loan Corp. (NAME)	MAP 060-02
3103 Moorewood Drive (ADDRESS)	4000 Horizon Way (ADDRESS)	PARCEL 25.00
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Irving, Texas 75063 (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, Pleas B. Potts, Jr. and Larry E. Potts, the only surviving Heirs-at-law of Fannie B. Potts, Deceased
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jacquese K. Hunter

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 Lot No. 48 on the Plan of Parkwood Estates, Section I, as of record in Book 2900, pages 119 and 120, Register's Office for Davidson County, Tennessee.

Said Lot fronts 85 feet on the north side of Moorewood Drive and runs back 111.4 feet on the westerly line and 177.4 feet on the easterly line which is a broken line, to a dead line in the rear on which it measures 86.1 feet.

BEING the same property conveyed to Pleas B. Potts, Sr., and wife, Fannie F. Potts, by Warranty Deed from Charles R. Hazelwood and wife, Mary K. Hazelwood of record in Book 3225, page 245, Register's Office for Davidson County, TN The said Pleas B. Potts, Sr., having died 06/30/90 a resident of Davidson County, TN predeceasing Fannie F. Potts, whom has since died on July 24, 2001, a resident of Davidson County, TN By Last Will and Testatement of FANNIE B. POTTS, of record at Volume 2617 48 0281, Probate Court for Davidson County, TN; the herein described property was devised to Pleas B. Potts, Jr., and Larry E. Potts, whom are the only surviving heirs at law of Fannie B. Potts, deceased.

This conveyance is subject to taxes for the year 2002, and subsequent years, easements and restrictive covenants of record.

Davidson County DEEDWARR
Recvd: 01/03/02 12:46 2pgs
Fees:13.00 Taxes:332.63
20020103-0001058

unimproved ( )
This is improved (X) property, known as 3103 Moorewood Drive, Nashville, TN 37207
(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 our hand s this 28th day of December, 2001

Pleas B. Potts Jr.
Pleas B. Potts, Jr.

Larry E Potts
Larry E. Potts

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 Pleas B. Potts, Jr. and Larry E. Potts

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 Goodlettsville AT LARGE, Tennessee, this 28th day of December, 2001.

My commission expires 10-25-03

Mary Birthright
Notary Public

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