Davidson County DEEDWARR
Recvd: 01/17/02 10:07 2pgs
Fees:13.00 Taxes:284.90

20020117-0007079

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,000.00

Constance U Madry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of January, 2002

Notary Public

MY COMMISSION EXPIRES: My Commission Expires OCT. 25, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, 321 West Main Street, Suite 201, Lebanon, TN 37087

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Constance U. Madry and Leonard Ussery	CTX Mortgage Company	Map: 60-16-174
(NAME) 156 Dellway Drive	(NAME) 216 Centerview Drive, Suite 233	Parcel:
(ADDRESS) Nashville TN 37207	(ADDRESS) Brentwood, TN 37027	
(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, **ROBERT KENNETH MCKENZIE, UNMARRIED**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto **CONSTANCE U. MADRY, UNMARRIED AND LEONARD USSERY, UNMARRIED**, as joint tenants with right of survivorship hereinafter called the GRANTEE(S), 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 all of Lot No. 291 on the Map of Joywood Heights, Section II, according to plat thereof, recorded in Book 1130, pages 92 and 93, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Robert Kenneth McKenzie by Warranty Deed of record in Book 11653, page 848, said Register's Office.

Subject to any and all matters as shown on plat of record in Book 1130, pages 92 and 93, Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 156 Dellway 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 GRANTEE(S), their heirs and assigns forever; and Grantor covenants with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has 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 Grantor further covenant and bind itself, its successors and assigns, 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 our hands this 15th day of January, 2002.

Robert Kenneth McKenzie

STATE OF TENNESSEE **COUNTY of Sumner**

Personally appeared before me, Julia A. Hirt, a Notary Public in and for said State and County, Robert Kenneth McKenzie,** the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained. **and Beth McKenzie

WITNESS my hand and official seal at Brentwood, Tennessee, this the 15th day of January 2002.

Notary Public

My commission expires:_____

My Commission Expires OCT. 25, 2003

Mail After Recording To:

Southern Title Services, LLC
321 West Main Street, Suite 201
Lebanon, TN 37087