Davidson County DEEDWARR
Recvd: 01/30/02 10:36 2pgs
Fees:13.00 Taxes:899.10

20020130-0013004

POSTAL PLACE
PL
LARGO
WILLIAMSON COUNTY
My Commission Expires
March 18, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 248,000.00

Nickole D. Sanders
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 3/18/2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330. Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kimberly Hill (NAME)	PREMIER BANK OF BRENTWOOD (NAME)	MAP 129-8
106 Brookfield Ave. (ADDRESS)	5217 Maryland Way (ADDRESS)	PARCEL 119
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (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, Andrew H. Walt, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kimberly Hill, unmarried

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. 3 of Block "E" on the Second Revised Plan of Highlands of Belle Meade, Number 2, of record in Book 1130, Pages 71 and 72, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Andrew H. Walt, married, by deed from Peter A. Mollica and wife, Carey J. Mollica of record in Instrument #20010525-0054786, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2002 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 1130, page 71 & 72; restrictions of record in Book 2196, page 180; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 106 Brookfield Ave., Nashville, TN 37205
(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 28th day of December, 2001

Andrew H. Walt
BY: Gregory S. Perrone, His Attorney-In-Fact

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 Andrew H. Walt

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 Brentwood, Tennessee, this 28th day of December, 2001.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Gregory S. Perrone with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon his oath acknowledged to be the Attorney-in-Fact for Andrew H. Walt, the within named bargainor(s), and that he as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Andrew H. Walt the within named bargainor(s) by the said Gregory S. Perrone as such Attorney-in-Fact.

Witness my hand and official seal at office in ~~Brentwood~~, Tennessee on this the 28th day of DECEMBER, 2001.

NOTARY PUBLIC

My Commission Expires: 3/18/2003

ROBIN S. WEAKLEY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires March 18, 2003

WARRANTY DEED

FROM

Andrew H. Walt

TO

Kimberly Hill

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027