BOX 50-R

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $$ 142,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of January, 2002

Notary Public

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

R. L. MOORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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
Lisa Ann Neal	USAA Federal Savings Bank	Map: 118-9-266
(NAME)	(NAME)	Parcel:
1111 B Clifton Lane	10750 McDermott Freeway	
(ADDRESS)	(ADDRESS)	
Nashville TN	San Antonio TX 78288	
(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, PATRICIA E. MCANALLY AND ANN W. AGEE, CO-TRUSTEES FOR PATRICIA MARGARET MCANALLY TRUST U/A DATED 7/26/91, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto LISA ANN NEAL, 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. 1-B, Zone Lot Subdivision of Lot One of the Revised Resubdivision of Lots 15 and 16 of Noelton Subdivision, according to plat thereof, recorded in Plat Book 6200, page 387 and amended in Plat Book 6200, page 485, 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 Harry Schneider and Ann W. Agee, Co-Trustees for Patricia Margaret McAnally Trust u/a dated 7/26/91by Warranty Deed of record in Instrument No. 200006210061809, said Register's Office. The said Harry Schneider having since died and Patricia E. McAnally being substituted as Substitute Co-Trustee.

Restrictive Covenants, Easements and Additional Exceptions:

Restrictive Covenants of record in Book 455, page 239; Easements in Book 3934, page 259, Book 7023, page 487 and in Book 7023, apge 493; and, any and all matters as shown on plat of record in Plat Book 6200, page 387 as amended in Plat Book 6200, page 485; all of the Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 1111 B Clifton Lane, Nashville, TN
(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 30th day of January, 2002.

Davidson County DEEDWARR
Recvd: 02/05/02 12:25 2pgs
Fees:13.00 Taxes:527.25
20020205-0015861

Patricia E. McAnally, Co-Trustee

Patricia E. McAnally, Co-Trustee

Ann W. Agee, Co-Trustee

Ann W. Agee, Co-Trustee

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Patricia E.. McAnally, Co-Trustee for Patricia Margaret McAnally Trust u/a dated 7/26/91 who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 30th day of January, 2002.

Notary Public

My Commission Expires: My Commission Expires OCT. 25, 2003

(SEAL)

STATE OF Tennessee

COUNTY OF Shelby

Before me, the undersigned Notary Public, personally appeared Ann W. Agee, Co-Trustee for Patricia Margaret McAnally Trust u/a dated 7/26/91 who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 29th day of January, 2002.

Notary Public

My Commission Expires September 13, 2005

My Commission Expires: _____

(SEAL)

Mail After Recording To:

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