THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
OUR FILE NUMBER: 11835A

MAP/GROUP/PARCEL: 082-12-0/248.00

NEW OWNER'S NAME AND ADDRESS:
MELVIN SPARKMAN
937 SILVERDENE PLACE
Nashville, TN 37206

SEND TAX BILLS TO:
NEW OWNER

Davidson County DEEDWARR
Recvd: 02/13/02 11:18 2pgs
Fees:13.00 Taxes:251.60
20020213-0019104

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, I, ELMER EUGENE SPARKMAN, a married man, hereinafter called Grantor, do hereby transfer and convey unto MELVIN SPARKMAN, a single man, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 35 ON THE PLAN OF D.D. PHILLIPS' SILVERDENE PARK SUBDIVISION, AS OF RECORD IN BOOK 421, PAGE 31, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID PROPERTY.

The subject property is improved property commonly known as 937 Silverdene Place, Nashville, Tennessee 37206.

BEING the same property conveyed to grantor herein by deed of record in Book 7887, Page 790, Register's Office for Davidson County, Tennessee.

Audrey Sparkman, wife of Elmer Eugene Sparkman, joins in the conveyance for the purpose of conveying her marital interest in said property.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantor covenants with grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Elmer Eugene Sparkman
ELMER EUGENE SPARKMAN

Audrey Sparkman
AUDREY SPARKMAN

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, ELMER EUGENE SPARKMAN, and AUDREY SPARKMAN, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 6th day of February, 2002.

NOTARY PUBLIC

My Commission Expires:

4-2004

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater of this transfer is $68,000.00.

x

AFFIANT

Sworn to and subscribed before me, this 6th day of February, 2002.

NOTARY PUBLIC

My Commission Expires:

4-2004

JANET L. ADAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.