6-020024

Prepared by and return to:
Elite Title Company LLC
109 Westpark Drive, Suite 100
Brentwood, Tn 37027
(615) 850-4221

Davidson County DEEDWARR
Recvd: 02/15/02 09:44 3pgs
Fees:18.00 Taxes:702.38
20020215-0020015

Warranty Deed

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, other good and valuable consideration, the receipt of which is hereby acknowledged, the ROCHFORD REALTY & CONSTRUCTION CO.INC. hereinafter referred to as "Grantor(s)") have this day, bargained and sold and do hereby transfer and convey unto DIANE DIETRICH (hereinafter referred to as "Grantee(s)"), and assigns, forever, that certain parcel of real estates located in DAVIDSON, State of Tennessee, and being described as follows, to-wit:

See Exhibit A

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s).

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), its successors and assigns, forever.

The undersigned covenants with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 14th **day of FEBRUARY, 2002.**

James G. Morrissay

STATE Of Tennessee
COUNTY Of Williamson

Before me, the undersigned, a Notary Public and for said County and State aforesaid, personally appeared, James G. Morrissay ,THE Vice-President FOR ROCHFORD REALTY & CONSTRUCTION CO. INC whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

Witness my hand and official seal, this 14th day of February 2002

Cheryl M. Traverse
Notary Public
My Commission expires: 12 20 03

CHERYL M. TRAVERSE
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.

My Commission Expires DEC. 20, 2003

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $189,833.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Diane Dietrich
Affiant

Subscribed and sworn to before me this 14th day of February 2002.

Cheryl M. Travers
Notary Public
My Commission expires: 12-20-03

CHERYL M. TRAVERS
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.
My Commission Expires DEC. 20, 2003

Map and Parcel: 142-13-0-B-135.00

Address of New Owner:
DIANE DIETRICH
1653 GLEN RIDGE DRIVE
NASHVILLE,TN

Send Tax Bills To:

Same

6020027

EXHIBIT A

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows; to-wit:

Being Lot No.135, Phase 5 of Riverside Subdivision as recorded Instrument No. 200012080121080 and Instrument No. 200104040032691 for a more complete description, Register's office for Davidson County, Tennessee.

Being a portion of the property conveyed to Rochford Realty & Construction Co., Inc., by Warranty Deed from Frank H. Carter and wife, Dolores H. Carter, Charles C. Handly, Jr and Mary Handly Beard, dated December 22, 1986 and recorded January 9, 1987 in Book 7103, Page 48, Register's Office for Davidson County, Tennessee.