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Davidson County DEEDWARR
Recvd: 02/28/02 09:22 2pgs
Fees:13.00 Taxes:847.30
20020228-0025367

THIS INSTRUMENT **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $229,000.00. Eric Lee Wallace **Affiant** Subscribed and sworn to before me, this 2th day of February, 2002. Notary Public My Commission Expires:

Address New Owner As Follows:
Eric Lee Wallace and
Kerri S. Wallace
832 Belton Drive
Nashville, TN 37205

Send Tax Bills To:
SunTrust Bank
P.O. Box 305110
Nashville, TN 37230-5110

Map-Parcel Number:
102-14-80

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **M. AMANDA MARSHALL AND LISA C. DAVIS, BOTH UNMARRIED,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **ERIC LEE WALLACE AND WIFE, KERRI S. WALLACE**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 337 on the Plan of Brookmeade Subdivision, Section 9, of record in Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to M. Amanda Marshall and Lisa C. Davis, as joint tenants with rights of survivorship by deed from Thomas Allen Rhodes and wife, Lettice Lee Rhodes, of record in Book 10930, page 939, Register's Office for Davidson County, Tennessee.

The description used is the same as the previous deed of record.

This conveyance is made subject to the following:

1. 2002 Metro taxes, a lien but not yet due and payable, which shall be paid by Grantees. Grantees agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. All matters as shown on the Plan of record in Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee.

This is improved property known as 832 Belton Drive, Nashville, TN 37205.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS our hands this 25th day of February, 2002.

M. AMANDA MARSHALL

LISA C. DAVIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **M. AMANDA MARSHALL**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 25th day of February, 2002.

Notary Public

My Commission Expires: 9/24/05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LISA C. DAVIS**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 25th day of February, 2002.

Notary Public

My Commission Expires: 9/24/05

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