Box 17

Davidson County DEEDWARR
Recvd: 03/04/02 13:26 2pgs
Fees:13.00 Taxes:460.65

20020304-0026883

WARRANTY DEED

SOBOWALE-H02049

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,800.00

Affiant

Subscribed and sworn to before me, this 26th DAY OF February, 2002.

Notary Public

MY COMMISSION EXPIRES: 11/26/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
Middle Tennessee Escrow Company, LLC
1200 Anderser Lane
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS.
Olusegun O. Sobowale and wife, Christina M. Sobowale	Union Planters Bank N.A.	165-14-163
(NAME)	(NAME)	
1516 Water Oak Ct.	P.O. Box 1785	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37013	Memphis, TN 38101-1785	
(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 consideration, the receipt of which is hereby acknowledged, I/we, DEANA L. AMMERMAN TAYLOR AND JON PAUL TAYLOR, JOINT TENANTS W/RIGHT OF SURVIVORSHIP, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto OLUSEGUN O. SOBOWALE AND WIFE, CHRISTINA M. SOBOWALE, hereinafter called the Grantee(s), their heirs and assigns, that 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. 272 on the Plan of Peppertree Forest, Section 17, of record in Plat Book 8250, page 196, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Deana L. Ammerman n/k/a Deana L. Ammerman Taylor and Jon Paul Taylor by Deed from Anthony T. Rundles and wife Cyrthia Rundles of record in Deed Book 11225, page 655, Register's Office for Davidson County, Tennessee, and rerecorded in book 11246 , page 702.

This is improved (X) property, known as 1516 Water Oak Ct., Nashville, Tennessee 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)
unimproved ( )

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/our hand(s) this 26th day of February, 2002.

Deana L. Ammerman Taylor

Jon Paul Taylor

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 Deana L. Ammerman Taylor and Jon Paul Taylor, joint tenants w/right of survivorship, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville (city), TN (state), this 26th day of February, 2002.

Notary Public

My Commission Expires:

GEORGE R. WOODS, JR.
NOTARY PUBLIC AT LARGE
EXPIRES: JULY 20, 2002
SUMNER COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 26th day of February, 2002.

My Commission Expires _____

_____
Notary Public

RETURN TO:
Middle Tennessee Escrow Company
120 Anderson Lane
Hendersonville, Tennessee 37075