Davidson County DEEDWARR
Recvd: 03/07/02 11:59 1pgs
Fees:13.04 Taxes:440.30

20020307-0028797

WARRANTY DEED

SLATEN-H02032

STATE OF Tennessee
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

David Slaten
Affiant

Subscribed and sworn to before me, this 28th DAY OF February, 2002.

Notary Public

MY COMMISSION EXPIRES: 10/4/02
(AFFIX SEAL)

~~THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:~~

Middle Tennessee Escrow Company, LLC
120 Anderson Lane
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
David Slaten	Washington Mutual Bank, FA	43-2-25
(NAME)	(NAME)	
959 Snow Ave.	4301 Hillsboro Pike, Suite 328	
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Nashville, TN 37215	
(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, MARY K. BRADLEY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto DAVID SLATEN, 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 the 11th Civil District of Davidson County, Tennessee, described according to surveys by H. Gee, September 9, 1959, abd September 26, 1959 as follows:

Beginning at an iron pin in the westerly margin of Snow, formerly Knox Avenue, said point being located 601feet northerly from the northwest corner of the intersection of Snow Avenue with Park Avenue; thence with a fence south 86 degrees 20' west 300 feet to an iron pin; thence south 4 degrees 44' east 100 feet to an iron pin; thence north 86 degrees 20' east 300 feet to an iron pin in the westerly margin of Snow avenue, said point being 8.7 feet north of a concret monument; thence with the curve of Snow Avenue having a radius of 1407.5 feet, north 2 degrees 20' west 100 feet to the point of beginning.

Being the same property conveyed to Ralph O. Bradley (now being deceased) and wife Mary K. Bradley by Deed from Wallace C. Dodd and Era Virginia Dodd filed for record on 01/26/60, in Book 3026, page 383, said Register's Office.

This is improved (X) property, known as 959 Snow Ave., Madison, Tennessee 37115
unimproved ( )
(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 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 ~~28th~~ 26 day of February, 2002.

Mary K. Bradley
Mary K. Bradley

STATE OF ~~Tennessee~~ Florida
COUNTY OF Bay

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary K. Bradley, 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 Lynn Haven (city), Fl (state), this ~~28th~~ 26 day of February, 2002.

Jessica Hughson
Notary Public

My Commission Expires: 6-18-2004

JESSICA HUGHSON NOTARY PUBLIC STATE OF FLORIDA My Comm. Expires June 18, 2004 No. CC939772