RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **40690 File Box "7"**

**WARRANTY DEED**

Davidson County DEEDWARR
Recvd: 03/12/02 14:35 2pgs
Fees:13.00 Taxes:795.50
20020312-0031177

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$ 215,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE THIS 8 DAY OF MARCH, 2002.

Notary Public

MY COMMISSION EXPIRES: 5/30/02

ALAN D. MAZER NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N., NASHVILLE, TENNESSEE 37201

| ADDRESS OF NEW OWNER AS FOLLOWS : | SEND TAX BILLS TO: | MAP-PARCEL # |
|---|---|---|
| **SUSAN A. THRASHER and CAROL TOPPING**<br>**1806 Fatherland Street**<br>**Nashville, Tennessee 37206** | **SAME** | **83-14-209**<br>**23W 5400** |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED **I, KAREN L. DEAL, UNMARRIED**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SUSAN A. THRASHER and CAROL TOPPING AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON STATE OF TENNESSEE, DESCRIBED TO-WIT:**

**BEING the westerly 5.0 feet of Lot No. 14 and the easterly 45.0 feet of Lot No. 15 in the subdivision of the Priest Home Place as of record in Book 161, page 102, Register's Office for Davidson County, Tennessee, showing the streets and alleys and certain lots, but not showing the block of lots including the lots in question.**

**SAID parts of Lots No. 14 and 15 front together 50.0 feet on the southerly side of Fatherland Street, formerly Van Sinderin Street, and run back between parallel lines 150.0 feet to an alley, the western boundary line of said parts of said lots being 155.0 feet easterly from the easterly margin of South 18th Street.**

**BEING the same property conveyed to Karen L. Deal unmarried, by deed from Ray C. Hall, married, and his spouse, Jacqueline S. Hall, of record in Book 8848, page 176, Register's Office for Davidson County, Tennessee.**

**Unimproved ( )**

This is improved ( X) property, known as **1806 Fatherland Street, Nashville, Tennessee 37206**
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 HAND THIS 8th DAY OF MARCH, 2002.**

Karen L Deal by Trasbin Stoner, Attorney in Fact

**KAREN L. DEAL**
**By: TRASBIN STONER, Attorney-in-Fact**

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 TRASBIN STONER, to me known to be the person who executed the foregoing instrument in behalf of KAREN L. DEAL, as her Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said KAREN L. DEAL, as though she had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 8 day of March, 2002.

NOTARY PUBLIC

My Commission Expires: 5/26/02

ALAN D. MAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.