Davidson County DEEDWARR
Recvd: 04/03/02 10:12 3pgs
Fees:18.00 Taxes:286.38
20020403-0040305

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
		26B
Dana K. Garton	1st Trust Bank for Savings	Map 150-09-0
3253 Luann Drive	P.O. Box 17257	Parcel 231.00
Antioch, TN 37013	Memphis, TN 38187-0257	11019

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **David B. Taylor, an unmarried person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Dana K. Garton, an unmarried person,** (The "Grantee"), her heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 22-B on the Zone Lot Division of Lots Nos. 21 through 30 (inclusive) on the Plan of Cherry Hills, Section 12, as of record in Book 6250, pages 174 and 175, as amended in Book 6250, page 466, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David B. Taylor, by deed from Federal National Mortgage Association, of record in Book 8590, page 739, said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Taxes for the year 2002 and subsequent years.
2. Plan of record in Book 6250, page(s) 174 and 175, as amended in Book 6250, page 466, said Register's Office for said county.
3. Restrictive Covenants contained in instrument of record in Book 6436, page 642, as amended in Bok 6502, page 152, said Register's Office for said county.

This is improved property commonly known as 3253 Luann Drive, Antioch, Tennessee 37013.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $77,400.00.

Dana K Dalton
Affiant

Subscribed and sworn to before me this 29th day of March, 2002.

Notary Public



My Commission Expires: 9-24-2005

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 29th day of March, 2002.

David B. Taylor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

On this **29th** day of **March, 2002**, before me personally appeared David B. Taylor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of **March**, 2002.



Notary Public

My Commission Expires: 9-24-2005