Box 5

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/08/02 10:15 2pgs
Fees:13.00 Taxes:488.40

20020408-0042312

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 04/05/02.

WAYNE THOMAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

My Commission Expires SEPT. 24, 2005

THIS INSTRUMENT WAS PREPARED BY
Michael Troy Haley, Attorney
Real Estate Loan Services (NAME) 1100 Kermit Dr Ste 204 Nashville, TN 37217 (ADDRESS)

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bruce J. Grant (NAME)	**Bank of America Mortgage** (NAME)	**150-02**
701 Lake Terrace Drive (STREET ADDRESS/ROUTE NUMBER)	**PO Box 1504** (STREET ADDRESS)	**97.00**
Nashville, TN 37217 (CITY/STATE/ZIP)	**Latham NY 12110-8004** (CITY/STATE/ZIP)	

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, WE,

Patsy D. Lemmons and husband, Albert G. Lemmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bruce J. Grant, unmarried**

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A 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. 11 on the plan of Revised Castlegate, Section 3 & 6 of record in Book 6200, page 565, said Register's Office, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Patsy D. Lemmons, a married person, by deed from Marshall J. Kennedy and wife, Mary Lee Kennedy, dated June 24, 1994, recorded June 27, 1994, of record in Book 9388, page 320, in the Register's Office for Davidson County, Tennessee.

rta/80895-02

Subject to the following: easements, setback lines, restrictions and other matters shown on Plat of record in Book 6200, page 565, Register's Office for Davidson County, Tennessee, and otherwise of record; zoning regulations for the appropriate governmental authority, and to rights for public utilities and public rights of way, and to matters which would be disclosed by an accurate survey; county property taxes were prorated as of date of deed and assumed by Grantee.

This is unimproved ( )
improved (X) property, known as 701 Lake Terrace Drive (House Number/Street) Nashville (City/Town) TN (State) 37217 (Postal Code)

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 our hand s this 5th day of April, 2002.

Patsy D. Lemmons
PATSY D. LEMMONS

Albert G. Lemmons
ALBERT G. LEMMONS

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 **Patsy D. Lemmons and husband, Albert G. Lemmons,** the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that __they__ executed the within instrument for the purposes therein contained, as their free act and deed.

Witness my hand and official seal at **Nashville**, **TN**, this **04/05/02**.

_____Notary Public

Commission Expires: _____

J. WAYNE THOMAS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 24, 2005