Davidson County DEEDWARR
Recvd: 04/09/02 11:03 2pgs
Fees:13.00 Taxes:262.70
20020409-0043350

This Instrument Prepared By:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

Return To:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

Warranty Deed

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO:
Harry and Jodie McCarthy	Harry and Jodie McCarthy	118-08-218
2510 Winford Avenue	4201 Warren Road	
Nashville, TN 37211	Franklin, TN 37067	

For good and valuable consideration received, **Peggy D. Mathes, Administrator of the Estate of Randy Wayne Deala** by these presents does transfer and convey by Order of the Probate Court of Davidson County, Tennessee, being Docket No. 01P-1185, unto the Grantee, **Harry McCarthy and wife, Jodie McCarthy**, all of the right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, belonging to **Randy Wayne Deala**, deceased, described as follows:

Land in Davidson County, Tennessee, being Lot No. 169 on the Plan of Grandview Heights, as of record in Book 161, Page 14 and 15, of the Register's Office for said County, to which plan reference is here made for a more particular description of said lot.

Being the same property conveyed to Randy Wayne Deala by Quitclaim Deed from Suzonne E. Gray of record in Book 11696, Page 771, Register's Office for Davidson County, Tennessee. Said Randy Wayne Deala having since died.

This is improved property known as 2510 Winford Avenue, Nashville, TN 37211.

Said Property is conveyed subject to 2002 County Taxes and any restrictions or easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its heirs and assigns forever. And the Grantor covenants with the Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that same is unencumbered except as stated above. And the Grantor does further covenant and bind herself as Administrator of the Estate of Randy Wayne Deala its heirs and assigns, to warrant and forever defend the title to said land to the Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 22nd day of March 2002.

Peggy D. Mathes, Adm.
Peggy D Mathes, Administrator

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of March 2002, before me personally appeared, Peggy D. Mathes, Administrator of the Estate of Randy Wayne Deala to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing instrument on behalf of the Estate of Randy Wayne Deala, and acknowledged that she executed the same as her free act and deed and for the purposes described herein.

Witness my hand and official seal, at the office, this 22nd day of March 2002.

My commission expires: 9/28/02 _____
Notary Public

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Sworn and subscribed before me, this
The actual consideration for this transfer dated the 22nd day of March 2002 is
$71,000.00

Peggy D. Mathes _____
AFFIANT NOTARY PUBLIC

EXP. 9/28/02

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.