03

Realty Tax 48-A

KIMBERLY A. BAEZ NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 04/12/02 14:09 2pgs
Fees:13.00 Taxes:473.60

20020412-0045712

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,000.00.

Ester Lm Baldwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of April, 2002.

Kimberly A Baez
Notary Public

MY COMMISSION EXPIRES: ~~01/26/05~~ 1-29-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leslie S. Norris		Map: 161-10-B-124
(NAME)	(NAME)	Parcel:
5321 Old Village Road		
(ADDRESS)	(ADDRESS)	
Nashville TN 37211		
(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 considerations, the receipt of which is hereby acknowledged, JENNIFER ANN RUDDEN, unmarried , hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto LESLIE S. NORRIS, unmarried, hereinafter called the GRANTEE(S), their heirs and assigns, 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. 123 on the Plan of Villages of Brentwood, Phase Ten-A, of record in Plat Book 7900, page 313, amended in Book 8542, page 973, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jennifer Ann Rudden by Warranty Deed of record in Instrument No. 20000630-00651152, said Register's Office.

Restrictive Covenants, Easements and Additional Exceptions:

Declaration of Covenants, Conditions and Restrictions of record in Book 6143, page 11, Book 6393, page 495, Book 8507, page 831 and Book 8542, page 973; Charter of Homeowner's Association in Book 6158, page 352; and, any and all matters of record in Plat Book 7900, page 313, as amended in Book 8542, page 973; all of record in the Register's Office for said County.

Unimproved ( )
This is improved (X) property, known as 5321 Old Village Road, Nashville, TN 37211
(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 GRANTEE(S), their heirs and assigns forever; and Grantor covenants with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 hands this 8th day of April, 2002.

Jennifer Ann Rudden
by Gerard H. Rudden as her
Attorney-In-Fact

STATE OF Tennessee

COUNTY OF Davidson

On this 8th day of April, 2002, before me personally appeared Gerard H. Rudden, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained, and who further acknowledged that he/she is the attorney-in-fact of Jennifer Ann Rudden and is authorized by him/her, and does hereby acknowledge the execution of this instrument on his/her behalf, by virtue of an instrument of record in Instrument No. 20020420045211 Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this 8th day of April, 2002.

Kimberly A. Baez

Notary Public

KIMBERLY A. BAEZ
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires: 1-29-05

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027