THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **First Title & Escrow Co., Inc.** **FTEC File No. 18884**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $81,000.00. Ester L M Baldwin Affiant Subscribed and sworn to before me, this 11th day of APRIL, 2002. Kimberly A Baez Notary Public My Commission Expires: 1-29-05

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

WARRANTY DEED

Address New Owner: Ms. Andrea L. Grey 810 Bellevue Road, #198 Nashville, TN 37221	**Send Tax Bills To:** First Horizon Home Loan 4000 Horizon Way Irving, TX 75063	**Tax Information:** MAP 142-6-A PAR 198.00 CO FB 09D 67098

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MELANIE MAITLAND, UNMARRIED ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to ANDREA L. GREY ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 810 Bellevue Road, #198, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this11th day of APRIL, 2002.

Melanie Maitland
MELANIE MAITLAND

Davidson County DEEDWARR
Recvd: 04/25/02 09:43 2pgs
Fees:13.00 Taxes:299.70
20020425-0051024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, MELANIE MAITLAND, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that SHE executed the within instrument for the purposes therein contained.

Witness my hand, at office, this11th day of APRIL, 2002.

My Commission Expires: _____ Notary Public

GERALD G. PATTERSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
NOV. 29, 2003

200210263

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 198, Building 27, together with garage designated No. 4 on the Plan of "Peppertree" Creekside Meadows Condominiums of record in Plat Book 4675, pages 128 through 130, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of "Peppertree" Creekside Meadows Condominiums, a horizontal property regime established by Master Deed of record in Book 4834, page 257, amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, Book 5259, page 5, Book 6237, page 644, Book 6535, pages 723 and 724, Book 6874, page 354, Book 7610, page 973, said Register's Office.

Being the same property conveyed to Melanie Maitland, married by deed from Karen F. Catiginani, unmarried of record in Book 11450, page 853, said Register's Office.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; (2) Charter of record in Book 4836, page 610; (3) Restrictions of record in Book 4834, page 257, amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, Book 5259, page 5, Book 6237, page 644, Book 6535, pages 723 and 724, Book 6874, page 354, and in Book 7610, page 973; and (4) All matters appearing on the Plan of record in Plat Book 4675, pages 128 through 130, said Register's Office.