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Davidson County DEEDWARR
Recvd: 04/26/02 16:14 3pgs
Fees:18.00 Taxes:684.50

20020426-0051894

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $185,000.00. Affiant Subscribed and sworn to before me, this 25 day of April, 2002. Notary Public My Commission Expires: 2-24-06

Address New Owner As Follows:
HR PROPERTIES OF TENNESSEE, LLC
1605 Tynewood Drive
Nashville, TN 37215

Send Tax Bills To:
New Owner

Map-Parcel Number:
Map 116-16
Parcel 39

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ANNE M. ROLFE AND HUSBAND, JOSEPH CARLIN ROLFE,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **HR PROPERTIES OF TENNESSEE, LLC, a Tennessee limited liability company**, hereinafter called the Grantee, its heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 24 on the Map of Evergreen Heights, Part Two as of record in Book 1835, page 19, Register's Office for Davidson County.

SAID Lot fronts 100 feet on the west side of Copeland Drive and runs back between lines 200.7 feet on the northerly line and 206.6 feet on the south line, to a dead line in the rear, which is a broken line, on which it measures 98 feet.

BEING the same property conveyed to Anne M. Rolfe by deed from Howard F. Butler, Trustee, of record in Book 7380, page 750, Register's Office for Davidson County, Tennessee. Joseph

Carlin Rolfe, husband of Anne M. Rolfe, joins in for the purpose of conveying any interest he has in the property by reason of the marriage.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2002 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive covenants of record in the Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 1835, page 19, Register's Office for said County.

This is improved property known as 4007 Copeland Drive, Nashville, Tennessee 37215.

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, its heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 25 day of April, 2002.

Anne M. Rolfe

Joseph Carlin Rolfe

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANNE M. ROLFE**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 25 day of April, 2002.

Notary Public

My Commission Expires: 4-24-03

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOSEPH CARLIN ROLFE**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23rd day of April, 2002.

Barbara J. Holton
Notary Public

My Commission Expires: November 29, 2003

