BOOK 15

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 205,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April 2002

Notary Public

MY COMMISSION EXPIRES: April 23, 2005
(AFFIX SEAL)

NOTARY PUBLIC
WILLIAMSON COUNTY, TN
LARGE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan L. Cayton (NAME)	USAA Federal Savings Bank (NAME)	142-11 #165.00
7208 Willow Creek Drive (ADDRESS)	P.O. Box 5457 (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Mt. Laurel, NJ 08054 (CITY) (STATE) (ZIP)	

FOR AND 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, Heirs at Law of Billy B. Coats

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Susan L. Cayton and husband, Thomas Wade Cayton

HEREINAFTER CALLED THE GRANTEES, 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. 2 on the Plan of Creighton Place, as of record in Book 7900, page 179, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Billy B. Coats and wife, Mary A. Coats by deed from Creighton Place Venture, a Tennessee Joint Venture, of record in Book 8165, page 168, Register's Office for Davidson County, Tennessee. The said Billy B. Coats and Mary A. Coats having since died. Mary A. Coats having predeceased Billy B. Coats. The subject was devised to Mrs. Stewart(Marietta) Todd and Mrs. Dean (Sandra) Chase by Last Will And Testament of Billy B. Coats of record in Volume 3770-695128, 7th Circuit Court (Probate Division) of Davidson County, Tennessee.

The property taxes for 2002 have been prorated between the Grantor and Grantee, and the Grantees hereunder hereby agree to be responsible for payment of same when due.

Davidson County DEEDWARR
Recvd: 05/02/02 16:07 2pgs
Fees:13.00 Taxes:758.50

20020502-0054422

unimproved ( )
This is improved (X) property, known as 7208 Willow Creek Drive, Nashville, TN 37221
(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 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 my our hand(s) this 30th day of April 2002

Sandra C. Chase

Sandra C. Chase

Marietta L. Todd

Marietta L. Todd

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 Sandra C. Chase and Marietta L. Todd devisees under the Last Will and Testament of Billy B. Coats

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. Witness my hand and official seal at Nashville, Tennessee, this 30th day of April, 2004.

Commission expires April 23, 2005

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

STATE OF TENNESSEE

COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public