Map + Parcel
042-020-00800

This instrument was prepared by:
Bob Wilson
Wilson Building
Jasper, Alabama

Send Tax Notice To:
Claude & Annette Grant
808 Sylvania Drive
Nashville, TN

Davidson County DEEDWARR
Recvd: 05/23/02 10:44 2pgs
Fees:12.00 Taxes:0.00
20020523-0062858

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF Tennessee
Davidson COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of

----------TEN DOLLARS ($10)----------

DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Claude P. Grant, Sr. & wife, ~~Annette F. Grant~~ Annetta F. Grant GG, who took title as ~~Annette F. Crook~~ Annetta F. Crook GG
(herein referred to as grantors) do grant, bargain, sell and convey unto

Claude P. Grant, Sr. & ~~Annette F. Grant~~ Annetta F. Grant GG, husband and wife
(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Davidson County, ~~Alabama~~ Tennessee to-wit:

Being Lot No. 45 on the Plan of Ozark Hills Subdivision, of record in Plat Book 3700, page 20, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

(Continued on Attached)

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s), this 22 day of ,2002.
WITNESS:

Witness

Claude P. Grant, Sr. 4/23/02 (Seal)

Witness

Annette F. Grant 4/23/02 (Seal)

STATE OF Tennessee
COUNTY OF
I, Printed Name Phillip S. Prince, a Notary Public in and for said County, in said State, hereby certify that

Claude P. Grant, Sr. & Annette F. Grant, husband and wife

whose name(s) were signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance we executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 22 day of April 2002. A. D.

Printed Name: Phillip S. Prince
Notary Public
My Commission Expires: 11/14/05.

20318284

Laser Generated by © Display Systems, Inc., 2000 (863) 763-5555 Form ALWD-2

Warranty Deed - Page 2

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $198,500.00 which amount is equal to or greater than the amount which the property would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 22 day of April, 2002.

Phillip S. Price

My commission expires: 11/14/05

Being the same property conveyed by Warranty Deed recorded in Book 10833 Page 431.

PHILLIP S... NOTARY PUBLIC ALABAMA STATE AT LARGE