Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $92,000.00

Zuleena Maggio
Affiant

Davidson County DEEDWARR
Recvd: 05/29/02 13:01 2pgs
Fees:13.00 Taxes:340.40
20020529-0065053

Subscribed and sworn to before me, this 22nd day of May, 2002.

Notary Public
My commission expires: ~~09/28/04~~ 11-28-05

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Zuleena Maggio	City State Bank	75-09-0-6
306 Bonnahurst	5208 Maryland Way	
Hermitage TN 37076	Brentwood TN 37027	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Verna M. Bond a married person, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Zuleena Maggio, a married person, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennesse being Lot No. 580 on the plat of Hermitage Hills, Section 6, of record in Book 3300, page 10, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Verna M. Bond, married, by Warranty Deed from Robert L. Hickey and wife, Carolyn Hickey, of record in Book 9880, Page 846, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Subject property was not the marital residence.

This property is improved property known as 306 Bonnahurst, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 22nd day of May, 2002.

Verna M. Bond by Jay Markham
Verna M. Bond as Power of Attorney

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joy Markham, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained, and who further acknowledges that she is the attorney in fact for Verna M. Bond and that she is authorized by Verna M. Bond to execute this instrument on her behalf.

Witness my hand in Mt. Juliet, TN, this 22nd day of May, 2002.

Notary Public

My Commission expires 03/28/04

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
Commission expires