03

Realty Title
48A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Avenue #102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $95,800.00

Kristy D. Roberts
Affiant

Subscribed and sworn to before me this 17th day of May, 2002.

Robert J. Ames
Notary Public
My commission expires: 03/14/05

ROBERT J. AMES NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.
MY COMMISSION EXPIRES: JUNE 21, 2005

Davidson County DEEDWARR
Recvd: 05/31/02 12:33 2pgs
Fees:13.00 Taxes:354.46
20020531-0066109

Address of New Owner:	Send Tax Bills to:	Tax-Information
Kristy D. Roberts	Wells Fargo Home Mortgage	42-12-0-B-21
2028 Williams Valley Drive	4456 Corporate Lane, Suite 100	
Madison TN 37115	Virginia Beach, VA 23462	

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, T.T. Building Contractors, LLC, a limited liability company, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Kristy D. Roberts, 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, Tennessee, being Lot No. 21 on the Plan of Williams Valley PUD, of record in Instrument No. 20010201-0009794, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to T.T. Building Contractors, LLC a Tennessee limited liability company, by deed from Jeffrey W. George, of record in Instrument No. 20020124-0009927, 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.

This property is improved property known as 2028 Williams Valley Drive, Madison, TN 37115

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. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its 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 17th day of May, 2002.

T.T. Building Contractors, LLC, a Tennessee limited liability company

By: Thomas E. Roberts Chief Manager

Thomas E. Roberts, Jr., Chief Manager

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 Thomas E. Roberts, Jr. with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the General Manager of T. T. Building Contractors, LLC a Tennessee limited liability company, and that he is authorized by T. T. Building Contractors, LLC a Tennessee limited liability company, to execute this instrument on its behalf.

Witness my hand and seal at Nashville, TN, this ~~17th~~ 24th day of May, 2002.

Notary Public at Large

My commission expires: ~~3-14-05~~ June 21, 2005

J. AMES
NOTARY PUBLIC AT LARGE
WILLIAMSON CO.
MY COMMISSION EXPIRES JUNE 21, 2005