PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 06/13/02 15:48 2pgs
Fees:13.00 Taxes:593.85
20020613-0072311

W & I Ref:(ST) Title No: 43467
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Lacey E. Argo 144 46th Ave. North Nashville, Tennessee 37209	Home Financial Group, LLC Three Maryland Farms Suite 155 Brentwood, Tennessee 37027

TAX MAP-PARCEL NUMBERS: 103-04-110

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$160,499.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Karen B. Hayes Pillans, married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Lacey E. Argo, unmarried** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

Land in Davidson County, Tennessee, being the north half of Lots Nos. 11 and 12 on Block 3 on the Plan of Sylvan Park Subdivision, of record in Book 332, page 104, said Register's Office.

Beginning at a point in the East margin of 46th Avenue, North, said beginning point being 80 feet north of the northeast corner of 46th Avenue, North and Utah Avenue; thence, running at right angles easterly, along the north line of the property heretofore conveyed to Marie Ridge, 110 feet to a point in the east line of Lot 11; thence, at right angles north along the line dividing Lots 10 and 11, 80 feet to the south margin of an alley; thence at right angles west along the south margin of said alley 110 feet to the east margin of 46th Avenue, North; thence, at right angles south along the east margin of 46th Avenue, North 80 feet to the point of beginning.

Being the same property conveyed to Karen B. Hayes by deed from Ann Veronica Payne Rice, a married woman of record in Book 10704, page 109, said Register's Office. The said Karen B. Hayes is now known as Karen B. Hayes Pillans.

Palmer Pillans, spouse of Karen B. Hayes Pillans, joins in conveying any interest he might have in subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 332 Page 104.

This is improved property, known as: 144 46th Avenue North, Nashville,, Tennessee 37209

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 31st day of May, 2002.

Karen B. Hayes Pillans

Karen B. Hayes Pillans

Palmer Pillans

Palmer Pillans

State of TENNESSEE
County of DAVIDSON

On this 31st day of May, 2002 , before me the undersigned authority, personally appeared Karen B. Hayes Pillans and Palmer Pillans , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS, NOTARY PUBLIC AT LARGE, DAVIDSON COUNTY, TENN.
My Commission Expires 7/26/2003

Notary

State of TENNESSEE
County of DAVIDSON

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $160,499.00

Affiant

Sworn and subscribed before me this the 31st day of May, 2002

My Commission Expires: 7/25/2005

Notary Public

ANN M. LEDET, NOTARY PUBLIC AT LARGE, WILLIAMSON CO., TENN.