WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/19/02 10:39 2pgs
Fees:13.00 Taxes:1612.83

20020619-0074039

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $435,900.00

Peter L Rousseau
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June, 2002

Amy E. Adams
Notary Public

MY COMMISSION EXPIRES: January 31, 2003
(AFFIX SEAL) My Commission Expires JAN 31, 2003

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter L. Rousseau	Suntrust Bank	Map 116-15
(NAME)	(NAME)	
438 Westview Avenue	P.O. Box 305110	Parcel 30.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37230-5110	
(CITY) (STATE) (ZIP)	(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, Lucinda C. Belote, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peter L. Rousseau and wife, Gloria J. Rousseau

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, described as follows: Being part of Lot No. 1, Block 7, on the Resubdivision of part of Royal Oaks Subdivision, as of record in Book 547, page 167, Register's Office for said County, and described as Follows:

BEGINNING at the northeast intersection of Westview Ave., formerly Westview Drive, and Glenn Eden Drive; thence with the margin of said Westview Ave.,northerly 150 feet to the southwest corner of the property conveyed to Jane C. Henry, by deed in Book 4432, page 308; thence along her line, easterly 94 feet to a point in the northerly line of Lot 1, thence with the northerly Line of said Lot 1, southeasterly 88.4 feet to the northeast corner of said Lot 1; thence southerly 176 feet 4 inches to a point in the northerly margin of Glenn Eden Drive; thence with the same westerly 100 feet to the point of beginning.

Being the same property conveyed to Frank S. Belote and wife, Lucinda C. Belote by deed from Catherine Mack, Daniel Mack, David Mack, Paul Mack, Virginia Mack , Maureen Inman, and Ellen Porter of record in Book 6681, page 300, Register's Office for Davidson County, Tennessee. Subsequently, Frank S. Belote having conveyed all his interest to Lucinda C. Belote by Quitclaim deed of record in Instrument No. 20001120-0114306, said Register's Office.

This conveyance is subject to any and all restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 438 Westview Avenue, Nashville, TN 37205
(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 hand this 14th day of June, 2002

Lucinda C. Belote by Frank S Belote ATTY-IN-FACT
Lucinda C. Belote

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____day of _____, _____ .

Commission expires _____ _____

Notary Public

_____

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

STATE OF TENNESSEE) COUNTY OF DAVIDSON)

Before me, a Notary Public of said State and County aforesaid personally appeared Frank Belote, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Lucinda C. Belote, as Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said Lucinda C. Belote.

Witness my hand and seal at office this 14th day of June, 2002.

Notary Public - Lee E. Cranford

My Commission Expires: January 31, 2004