Davidson County DEEDWARR
Recvd: 06/19/02 14:00 2pgs
Fees:13.00 Taxes:331.15

20020619-0074184

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) FILE BOX "7"

WARRANTY DEED

KATHERINE W. BUFORD NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 89,500.00.**

Sharon V. Kirley
Affiant

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

Katherine W Buford
Notary Public

MY COMMISSION EXPIRES: 11-26-05

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
ISMAIL A. MARZAN **593 Roxanne Drive** **Antioch, Tennessee 37013**	Franklin Am. Mtg. Co. 501 Corporate Centre Drive, Ste 400 Franklin, TN 37067	**105-10-205**

FOR AND IN 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, BARBARA R. MILLER HILL and husband, JEROME HILL, SR.**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ISMAIL A. MARZAN**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 89 on the Plan of Brook View Estates, Section II, of record in Book 4460, page 163, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

BEING the same property conveyed to Barbara R. Miller, an unmarried person, by deed from Kenneth W. Jones and wife, Cynthia M. Jones of record in Book 9271, page 494, Register's Office for Davidson County, Tennessee. The said Barbara R. Miller having since married and is now known as Barbara R. Miller Hill and her husband, Jerome Hill, Sr., joins in this conveyance for the purpose of conveying whatever right, title and interest he might have in said property by reason of the marital estate or otherwise.

This is improved property known as 593 Roxanne Drive, Antioch, Tennessee 37013

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 our hands this 14th day of June, 2002.

X Barbara R Miller Hill
BARBARA R. MILLER HILL

X Jerome Hill, Sr.
JEROME HILL, SR.

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 BARBARA R. MILLER HILL and husband, JEROME HILL, SR., the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 14th day of June, 2002.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 3/25/06