Davidson County DEEDWARR
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Fees:13.00 Taxes:795.50
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THIS INSTRUMENT PREPARED BY: WILLIAM H. LASSITER, JR., 150 FOURTH AVENUE, NORTH, SUITE 1850, NASHVILLE, TENNESSEE 37219; (615)259-9344.

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Roderick S. Russ, IV et ux	Same	Map 132-13
909 Alder Drive		Parcel 67
Nashville, TN 37220		

The legal description and the state of title of the herein conveyed property have been furnished to the draftsman by the Grantor, by third parties or from the record. The draftsman assumes no liability as to the accuracy thereof.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **EDNA E. LAUDERDALE**, hereinafter called the "Grantor", have bargained and sold, and by these presents do transfer and convey unto **RODERICK S. RUSS, IV and wife, PATRICIA K. RUSS**, hereinafter called the "Grantees", their heirs and assigns, all of my right, title and interest in and to the following tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Burchett's Subdivision, of record in Book 2083, page 36, Register's Office for said County.
>
> Said Lot No. 4 fronts 150 feet on the south side of Alder Drive and runs back between lines, 310.5 feet on the west line and 312.1 feet on the east line to a dead line in the rear on which it measures 150 feet.
>
> BEING the same property conveyed to F. E. Lauderdale and wife, Edna E. Lauderdale, by deed from Emmett N. Kennon, Jr., and wife, Rose S. Kennon, of record in Book 2697, page 209 , Register's Office for Davidson County, Tennessee. The Said F. E. Lauderdale have died and his interest in said property having vested in Edna E. Lauderdale as his surviving spouse.
>
> This is improved property known as 909 Alder Drive, Nashville, TN 37220.

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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.

IN WITNESS WHEREOF, we have hereunto set our hands on this the June day of 9th June, 2002.

Edna E. Lauderdale
EDNA E. LAUDERDALE

* *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value for this transfer is $ 215,000.00.

Edna E. Lauderdale
AFFIANT

Sworn to and subscribed before me
this 9th day of June, 2002.

Linda Gayle Barnes
NOTARY PUBLIC

My Commission Expires: 1/28/06

* *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Linda Gayle Barnes, a Notary Public in and for said County and State, **EDNA E. LAUDERDALE**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office in Nashville, Tennessee on this the 9th day of June, 2002.

Linda Gayle Barnes
NOTARY PUBLIC

My Commission Expires: 1/28/06

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