Space reserved for recording information:

Davidson County DEEDWARR
Recvd: 06/27/02 08:35 1pgs
Fees:13.00 Taxes:625.30

20020627-0077171

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 24th DAY OF JUNE, 2002.

(Affix Seal) Notary Public

My Commission Expires: July 16 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN

Preparer's File #-02F0514

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, suite 150
Brentwood, Tennessee 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Steven N Perrigo and Marie E Perrigo	Wells Fargo Home Mortgage	161-09-13
5433 Bradfield Drive	4456 Corporation Lane	
Nashville, TN 37220	Virginia Beach, VA 23462	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, BARBARA K. BRAZZELL, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto STEVEN N PERRIGO AND MARIE E PERRIGO, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that 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. 27 on the Plan of Hillview Estates, as of record in Book 3600, page 89, Register's Office for said County.

Said Lot No. 27 fronts 96 feet on the westerly side of Bradfield Drive, and extends back 183 feet on the southerly line and 206.07 feet on the northerly line, to a dead line in the rear, which is a broken line on which it measures 157.64 feet.

Being the same property conveyed to Jack B. Allen and wife, Barbara K. Allen by deed from Charles A. Wheeler, Jr. and wife, Alice Thorne Wheeler of record in Book 4141, page 833, executed on 06/12/1967, and filed on 06/15/1967, Register's Office for Davidson County, Tennessee. Jack B. Allen now being deceased. Barbara K. Allen n/k/a Barbara K. Brazzell, married.

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

( ) unimproved
This is (X) improved property known as **5433 Bradfield Drive, Nashville, Tennessee 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 GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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/our hand(s) this **24th** day of **June, 2002**:

Barbara Brazzell

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BARBARA K. BRAZZELL, MARRIED, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, TN, this 24th day of June, 2002.

Notary Public

My Commission Expires: July 16 2002

W. AARON FORTNER NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY, TN