PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref: (SK) Title No: 43522

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 07/02/02 16:04 2pgs
Fees:13.00 Taxes:869.50
20020702-0079735

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Erika L. Wolff 4024 Outer Drive Nashville, Tennessee 37204	Suntrust Bank 201 Fourth Avenue North Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 132-01--140

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$235,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Sean C. Dickerson, married, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Erika L. Wolff** 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 Lot No. 27 on the Plan of Rolling Meadows of record in Book 1424, page 98 and 99, Register's Office for said County.

Said No. 27 fronts 100.0 feet on the easterly margin of Outer Drive and extends back between parallel lines 210.0 feet to a dead line in the rear.

Being the same property conveyed to Sean C. Dickerson by deed from Donnie L. Dickerson and wife, Elaine M. Dickerson of record in Doc. No. 200004060034969, Register's Office for Davidson County, Tennessee.

Christy Dickerson spouse of Sean C. Dickerson joins in this conveyance for the purpose of conveying all martial rights to subject property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1424 Page 98 and 99, said Register's Office, which Plan shows a 60 foot minimum building setback line from Outer Drive and a 10 foot easement for public utility purposes along the rear line(s).

This is improved property, known as: 4024 Outer Drive, Nashville, Tennessee 37204

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 28th day of June, 2002 .

Sean C. Dickerson

Christy Dickerson

State of TENNESSEE
County of WILLIAMSON

On this 28th day of June, 2002 , before me the undersigned authority, personally appeared **Sean C. Dickerson and Christy Dickerson** , 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 WILKINSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 26, 2003

Notary

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $235,000.00

Affiant

Sworn and subscribed before me this 28th day of June, 2002

My Commission Expires:

CHRISTY WILKINSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 26, 2003

Notary Public