WARRANTY DEED

G-MLPC-02-625

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,500.00

Affiant

Subscribed and sworn to before me, this 28th DAY OF June, 2002.

Notary Public

MY COMMISSION EXPIRES: 1-31-04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dorothy Talley	[redacted] Same	
625 Roxanne Dr (ADDRESS)	(NAME)	162-10-187
Nashville, Tennessee 37013 (CITY) (STATE) (ZIP)	(ADDRESS) (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we ANITA L. JENKINS, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto DOROTHY TALLEY AND WILLIAM MOODY, hereinafter called the Grantees, 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.192, Brookview Estates, Section Two, as of record in Book 4460, page 163 Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Bettie M. Crawley and Anita L. Jenkins from Secretary of Housing & Urban Development by Cash Deed dated 2-19-1992 and filed for record on 2-21-1992 in Book 8555, page 371 Register's Office for Davidson County, Tennessee and being the same property conveyed to Secretary of Housing and Urban Development by Substitute Trustees Deed dated 5-22-1991 and filed for record on 9-3-1991 in Book 8434, page 38 register's Office for Davidson County, Tennessee. The said Bettie M. Crawley having since died.
This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 625 Roxanne Dr, Nashville, Tennessee 37013
(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/our hand(s) this 28th day of June, 2002.

Anita L. Jenkins

Davidson County DEEDWARR
Recvd: 07/05/02 13:35 2pgs
Fees:13.00 Taxes:434.75
20020705-0081165

STATE OF Tennessee

COUNTY OF Davidson

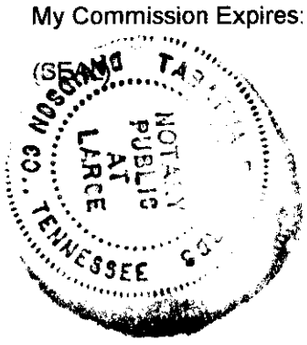
Before me, a Notary Public of the County and State first above written, do hereby certify that Anita L. Jenkins personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 28th day of June, 2002.

Notary Public

My Commission Expires: 1-31-04

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903