Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075
File No. 05-0206-60426

Record & Return To:

RETURN TO :
PREMIER TITLE & ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TENNESSEE 37215

BOX 10-A

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $ 64,900.00.

Affiant

Subscribed and sworn to before me, this 2nd day of July, 2002.

Notary Public
My commission expires: 5/28/06

KATHY SNIDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Address of New Owner:	Send Tax Bills to:	Tax Information
Molly E. Secours	Fifth Third Mortgage Company	094-02-0-063.00
1713 Eastside Avenue	250 W. Main Street	
Nashville, TN 37206	Lexington, KY 40507	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Donna R. Sigler, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Molly E. Secours, hereinafter called the Grantees, their successors and assigns, a 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. 123 on the Plan of Electric Car Company's 40-acre tract of land, called the United Electric Railway's Subdivision, of record in Plat Book 161, Page 8, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Donna R. Sigler by deed from Lena Mai King, an unmarried woman, of record in Book 11674, Page 144, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1713 Eastside Avenue, Nashville, TN 37206

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 2nd day of July, 2002.

Davidson County DEEDWARR
Recvd: 07/08/02 12:41 2pgs
Fees:13.00 Taxes:240.13
20020708-0081802

Donna R. Sigler

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donna R. Sigler, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained

Witness my hand in Hendersonville, Tennessee, this 2nd day of July, 2002.

Notary Public: Angela A. Ramsey

My Commission expires: 05/28/2006

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006