[Space Above This Line for Recording Data]

# WARRANTY DEED

**This Indenture** made this **28th** day of **June, 2002** between **AHR Housing Development, Inc.,** , GRANTOR, and **Jeff T. Seat** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

**Being the westerly half of Lot No. 5 on the Plan of O'Donnell Property of record in Plat Book 2, page 37, Chancery Court at Nashville, Davidson County, Tennessee.**

**Said part of said Lot No. 5 fronts 67.5 feet (actual measurement 63.25 feet) on the southerly side of Mansfield Avenue and runs back back between parallel lines 186 feet on the west line and 186.4 feet on the east line, to a dead line on which it measures 67.5 feet (actual measurement 63.25 feet).**

**Being the same property conveyed to AHR Housing Development, Inc. by Warranty Deed of record in Instrument Number 20010801-0081783, Register's Office for Davidson County, Tennessee.**

**Subject to all matters of record in Book 2, page 37, Register's Office for Davidson County, Tennessee.**

**Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.**

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(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF,** Grantor s hereunto set grantor's hand(s) and seal this **28th** day of **June, 2002.**

**AHR Housing Development, Inc.**

_____ _____

**Dan Eaton Controller**

_____ _____

Davidson County DEEDWARR
Recvd: 07/19/02 08:46 2pgs
Fees:13.00 Taxes:218.30

20020719-0087030

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Dan Eaton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Controller of the AHR Housing Development, Inc., and that he/she as such Controller executed the foregoing instrument for the purpose therein contained by signing the name of AHR Housing Development, Inc. by him/her self as Controller. Witness my hand and official seal this 28th day of June, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $59000

Affiant

Subscribed and sworn before me this 28th day of June, 2002.

NOTARY PUBLIC

BEN L. TRUSTY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

MY COMMISSION EXPIRES: 12-29-03

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**Prepared by:**
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

**Address of New Owner**
Jeff T. Seat
1008 Mansfield Avenue
Nashville, Tennessee 37206

**Send Tax Bills to:**

1008 Mansfield Ave
Nashville, TN 37206
GreenPoint Mortgage Funding, Inc.
100 Wood Hollow Drive
Novato, CA 94945

**Map & Parcel Number:**

Map 82-8 Parcel 404

Return To:
B-2863

Jack Case Wilson
Title Associates
7100 Executive Ctr. Dr., Suite 150
Brentwood, TN 37027