Realty 484

Prepared by:
Realty Title & Escrow
Company, Inc.
P.O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $255,000.00

Affiant

Subscribed and sworn to before me, this 15th day of July, 2002.

Notary Public
My commission expires: 05/30/04

CATHERINE R. VASS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES MAY 30TH 2004

Davidson County DEEDWARR
Recvd: 07/22/02 12:27 2pgs
Fees:13.00 Taxes:943.50
20020722-0087707

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| J. Douglass Coates | New Owner | 117-02-C |
| 602 Timber Lane | | 2.00 CO |
| Nashville TN 37215 | | |

## 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, Barbara H. Walker, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to J. Douglass Coates and wife, Pamela Coates, 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 Unit No. 2, together with carport designated number 2-A on the Plan of Regency Park, of record in Book 3700, Pages 111 and 112, Register's Office for said County, to which plan reference is hereby made for a more complete legal description, together with the appurtenant interest in the common elements of Regency Park Condominium formerly Woodlawn Manor, Inc., a horizontal property regime established by Master Deed and By-Laws of record in Book 3815, Page 778, amended in Book 4364, Page 381, Book 4767, Page 431, Book 5673, Page 429, Book 6047, Page 201, Book 7662, Page 942 and Book 7728, Page 343, said Register's Office.

Being the same property conveyed to Barbara H. Walker by deed from Ashley E. Chavers, unmarried, dated August 19, 1999, recorded in Book 11626, Page 671, Register's Office for said County.

Robert J. Walker joins in the execution of this instrument to convey any interest, marital or otherwise, that he may have in subject property.

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 602 Timber Lane, Nashville, TN 37215

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 15th day of July, 2002.

Robert J. Walker

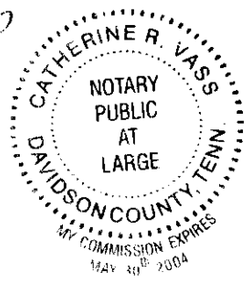
Barbara H. Walker, by Robert J. Walker,
Attorney in Fact

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert J. Walker, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 15th day of July, 2002.

Catherine R. Vass
State of Tennessee at Large



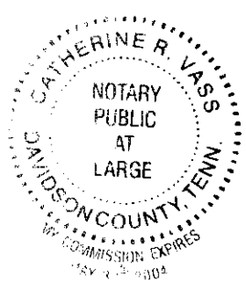

My Commission expires 05/30/04

**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 Robert J. Walker, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes herein contained, and who further acknowledged that he is the attorney in fact for Barbara H. Walker and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 15th day of July, 2002.

Catherine R. Vass
State of Tennessee at Large




My Commission expires 05/30/04