WARRANTY DEED

After Recording Return To:
Greater Nashville Title
200 Madison Street
Madison, Tn 37115

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 152,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July 2002

Notary Public

MY COMMISSION EXPIRES: March 25, 2006
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115 My Commission Expires MAR 25, 2006

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher Lee Rueger (NAME)	Columbia National Incorporated (NAME)	MAP 18-11
209 Engel Avenue (ADDRESS)	P. O. Box 3050 (ADDRESS)	PARCEL 6
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Columbia, MD 21045=6050 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Drucilla Fultz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher Lee Rueger and Kimberly Gwyn Hunter as Joint Tenants with Right of Survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

~~xxxxxxxxxxxxx~~

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Connell Estates, Section II, as of record in Book 2900, Page 130, Register's Office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.

~~Being the same property conveyed to the Grantors herein by Warranty Deed from Drucilla Fultz which deed is being recorded simultaneously herewith as Instrument No. in the Register's Office for Davidson County, Tennessee.~~

Being the same property conveyed to Drucilla Fultz by Warranty Deed from Theresa G. Jones which is of record as Instrument No. 20001106-0110060 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC. IF ANY, AS MAY BE SET FORTH ON THE PLAN OF CONNELL ESTATES, SECTION II, AS OF RECORD IN BOOK 2900, PAGE 130, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Davidson County DEEDWARR
Recvd: 07/22/02 14:16 2pgs
Fees:13.00 Taxes:565.73

20020722-0087793

unimproved ( )
This is improved (X) property, known as 209 Engel Avenue, Goodlettsville, TN 37072
(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 hand this 19th day of July 2002

Drucilla Fultz

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Drucilla Fultz

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, _____, Tennessee, this 19th day of July, 2005.

Commission expires March 25, 2006

_____
Notary Public

DEANNE L. LARGE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE
My Commission Expires MAR. 25, 2006

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public