Davidson County DEEDWARR
Recvd: 08/01/02 13:12 2pgs
Fees:13.00 Taxes:332.63

20020801-0092393

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of July, 2002.

Notary Public

MY COMMISSION EXPIRES: 7-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley V. Parker	Chase Manhattan Mortgage Corporation	Map 163-11-0-B
(NAME)	(NAME)	
303 Ash Forge Drive	P.O. Box 572405	Parcel 080.00 CO
(ADDRESS)	(ADDRESS)	
Antioch TN 37013	Murray, UTAH 84157	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **JUDITH ANN VITO, UNMARRIED**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **SHIRLEY V. PARKER, UNMARRIED**, 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:

Land in Davidson County, Tennessee, being all of Unit No. 80, 2nd Revision, Section Four, Bell Forge Village, as shown by plat appearing of record in Plat Book 6250, page 201, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Judith A. Vito, unmarried by Warranty Deed of record in Book 8230, Page 85, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

Restrictive Covenants of record in Book 6040, page 538; Supplemented of record in Book 6350, page 858 and Amended of record in Book 6651, page 207; Charter of Homeowner's Association of record in Book 5200, page 695; By-Laws of record in Book 6040, page 576 and amended of record in Book 6306, page 644; Storm Water Detention of record in Book 6531, page 321; Easement for Right-of-way to AT & T of record in Book 1181, page 564; Deed of Conveyance to Nashville Metropolitan Department of Water and Sewage Services of record in Book 6956, page 103 and Book 5956, page 131; Easement of Right-of-Way to Gulf Interstate Gas Company of record in Book 220, page 565; Assignment of Easement to Gulf Interstate Gas Company to Columbia Gulf Transmission of record in Book 4652, page 204; Instrument of record in Book 2875, page 299, Columbia Gulf Transmission Company released, remitted and quitclaimed to Harding College, Inc. all of its rights, title, claim and interest in the property described in the Right-of-Way Agreement of record in Book 2203, page 565; Equity Participation Agreement of record in Book 5843, page 961 and re-recorded of record in Book 5925, page 813, and amended of record in Book 5925, page 844; Restrictions contained in Special Warranty Deed of record in Book 5925, page 825; Easements to Gulf Interstate Gas Company of record in Book 2243, page 634; Right-of-Way Easement for maintenance to Columbia Gulf Transmission Company of record in Book 4457, page 373; Modification and amended rights of record in Book 4629, page 151; Easement for two Gas Pipe Lines; Ratification of Obligations of record in Book 5925, page 819; Reservation contained in Deed of record in Book 3533, page 55, for G.R. Nevils and present members of the Nevils family the right to be buried in the cemetery within the bounds of the property; Easement granted to American Telephone and Telegraph Company of record in Book 1207, page 532; Easement for right-of-way to Gulf Interstate Gas Company of record in Book 2243, page 629; Assignment of Easement in Book 2875, page 299; Easement to Columbia Gulf Transmission Company of record in Book 4457, page 369 and Book 4665, page 663; and, any and all matters as shown on the plan of record in Book 6250, page 201, all of the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 303 Ash Forge Drive, Antioch, TN 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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 31st day of July, 2002.

Judith Ann Vito

Judith Ann Vito

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Judith Ann Vito unmarried who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

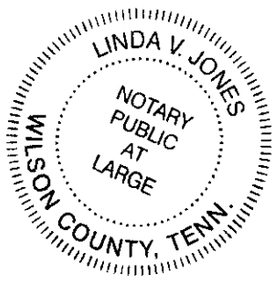
Witness my hand and official seal, this 31st day of July, 2002.

Linda V. Jones

Notary Public

My Commission Expires: 7-23-05

(SEAL)



Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076