Davidson County DEEDWARR
Recvd: 08/02/02 13:52 2pgs
Fees:13.00 Taxes:462.50

20020802-0092924

WARRANTY DEED

HOWELL-H02268

STATE OF Tennessee
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Deanna Armstrong
Affiant

Subscribed and sworn to before me, this 12th DAY OF July, 2002.

Notary Public

MY COMMISSION EXPIRES: 4-25-06
(AFFIX SEAL)

PATRICK MOORE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
Middle Tennessee Escrow Company, LLC
120 Anderson Lane
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
E. Pierre Howell Married	Mortgage Investors Group	60-07-137
(NAME)	(NAME)	
2919 Hillhurst Drive	320 N. Cedar Bluff Rd. #200	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37207	Knoxville TN 37923	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, WANDA TAYLOR, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto E. PIERRE HOWELL MARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

Lot 74, Section 3, Hillhurst Acres, Plat ~~Book~~ 2331, Page 86.

Said Carmina ~~Howell~~, spouse of E. Pierre Howell, joins in this conveyance to convey any marital insterest ~~that~~ she may have to said property.

~~Being the same property conveyed to the within named grantors by Deed of record in Book ////// Page ////// said Register's Office.~~

See Attached Exhibit A

This is improved (X) property, known as 2919 Hillhurst Drive, Nashville, Tennessee 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)
unimproved ( )

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/our hand(s) this 12th ~~day of~~ July, 2002.

Wanda Taylor
Wanda Taylor

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wanda Taylor, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville (city), TN (state), this 12th day of July, 2002.

Patrick Moore
Notary Public

My Commission Expires: 4-25-06

PATRICK MOORE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

EXHIBIT A

Legal Description

Being Lot 74, Section 3, Hillhurst Acres, Plat Book 2331, Page 86, of record at Register's Office for Davidson County, Tennessee. .

Said Carmina Howell, spouse of E. Pierre Howell, joins in this conveyance to convey any marital insterest that she may have to said property.

Being the same property conveyed to Wanda Taylor by deed from Jeraldine F. Goodman of record in Book 10809, Page 404, filed on 2/25/98.