FILE BOX "7"

**RECORD AND RETURN TO;**
**SATURN & MAZER TITLE SERVICES, INC**
**212 THIRD AVE. NORTH**
**NASHVILLE, TN 37201**
**SP41082**

# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/02/02 13:53 2pgs
Fees:13.00 Taxes:538.35

20020802-0092967

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of July, 2002

Notary Public

MY COMMISSION EXPIRES:

NOTARY PUBLIC TENNESSEE MAZER

**THIS INSTRUMENT WAS PREPARED BY**
**Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201**

| ADDRESS OF NEW OWNER AS FOLLOWS : | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ivan T. Gunn | GMAC Mortgage Corporation | 150-9-B-6 |
| 713 Kaeden Pointe Court | 100 Witmer Road | |
| Antioch, TN, 37013 | Horsham, PA 19044-0963 | |
| | | |

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, I/WE,

**Kacy C. Taylor, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Ivan T. Gunn and Tiffany S. Gunn** , husband and wife

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:

**Being Lot No. 6 on the Plan of the First Revision of Forest Pointe, Phase I, of record in Book 9700, page 92, Register's Office for Davidson County, Tennessee, to which preference is hereby made for a more complete and accurate legal description.**

**Being the same property conveyed to Kacy C. Taylor, unmarried, by Warranty Deed from Fox Ridge Homes, Inc., A/K/A NVR Fox Ridge, Inc., of record in Book 11191, Page 987, Register's Office for Davidson County, Tennessee.**

Unimproved ( )
This is improved ( X) property known as 713 Kaeden Pointe Court, Antioch, TN 37013

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.

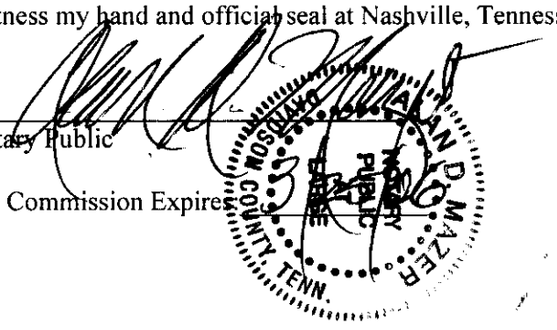
Witness my/our hand(s) this 29th day of July, 2002

Kacy C. Taylor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Kacy C. Taylor, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of July, 2002.




Notary Public

My Commission Expires: