THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

The actual consideration or value, whichever is greater, for this transfer is $***197,500.00.

Jill Converse
Affiant

Subscribed and sworn to before me this 29 day of August, 2002.

Notary Public

My Commission Expires: 10-12-05

Davidson County DEEDWARR
Recvd: 08/05/02 11:08 2pgs
Fees:13.00 Taxes:730.75
20020805-0093461

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

| ADDRESS OF NEW OWNER | SEND TAX BILLS TO | MAP & PARCEL NOS. |
|---|---|---|
| MARTA A. CRISPENS<br>200 Cherokee Road<br>Nashville, Tennessee 37205 | SAME | MAP 103-12<br>PARCEL 64 |

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED NINETY SEVEN THOUSAND FIVE HUNDRED AND 00/100 DOLLARS ($***197,500.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, I, GEORGE M. CONVERSE, IV, married, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto MARTA A. CRISPENS, unmarried, (hereinafter called the "GRANTEE"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 31 of Block "1" on the Map of Cherokee Park, Third Section, as of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to George M. Converse, IV, by deed from Bob Maynard Hester, Jr. and wife, Cynthia DeKemper B. Hester, of record in Book 10694, page 895, Register's Office for Davidson County, Tennessee.

ELISA JILL CONVERSE, spouse of George M. Converse, IV, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This is improved property known as 200 Cherokee Road, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Cherokee Park, Third Section, of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 2nd day of August, 2002.

George M. Converse, IV
GEORGE M. CONVERSE, IV

Elisa Jill Converse
ELISA JILL CONVERSE

By: Elisa Jill Converse
Elisa Jill Converse
Attorney in Fact

**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 ELISA JILL CONVERSE, 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 this 2nd day of August, 2002.

Mitchell A. Watts
Notary Public

My Commission Expires: 10-17-05

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ELISA JILL CONVERSE, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of GEORGE M. CONVERSE, IV, and acknowledged that she executed the same as the free act and deed of the said GEORGE M. CONVERSE, IV.

WITNESS my hand and seal this 2nd day of August, 2002.

Mitchell A. Watts
Notary Public

My Commission Expires: 10-17-05

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee