Davidson County DEEDWARR
Recvd: 08/06/02 08:09 3pgs
Fees:18.00 Taxes:425.50
20020806-0094109

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
		26b
Gary Hart and Claire Hart	New Owners	Map 095-11-0
2403 Woodberry Drive		Parcel 153.00
Nashville, TN 37214		

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Pasty Baker now known as Patsy R. Norris, a married person** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **Gary Hart and wife, Claire Hart** (The "Grantees"), their heirs and/or assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Merry Oaks, Section II, as of record in Book 2133, page 8, Register's Office for Davidson County, Tennessee.

Said Lot No. 40 fronts 88 feet on the southerly side of Woodberry Drive and runs back 173 feet on the easterly line and 166.7 feet on the westerly line to a dead line in the rear measuring 88.1 feet thereof.

Being the same property conveyed to Patsy Baker, unmarried, by deed from Stacy Garrett, of record in Book 10615, page 986, said Register's Office.

This is improved property located at 2403 Woodberry Drive, Nashville, Tennessee 37214.

This instrument is being executed on behalf of Patsy Baker now known as Patsy R. Norris pursuant to a Power of Attorney executed by her and being filed for record simultaneously herewith.

The above described real estate is improved and is not nor ever was marital property nor is it subject to any homestead exemption of the spouse of the Grantor.

This conveyance is subject to the following:

1. Taxes for the year 2002 and subsequent years.
2. Plan of record in Book 2133, page 8, said Register's Office.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $115,000.00.

Affiant

Subscribed and sworn to before me this 31st day of July, 2002.

Notary Public

My Commission Expires: 2-19-23

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

And Grantor does covenant with the said Grantees that the Grantor 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 set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 31st day of July, 2002.

Patsy Baker now known as
Patsy R. Norris
by: Jason S. Baker, 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 **Jason S. Baker**, Attorney in Fact, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged he executed the within instrument on behalf of Patsy Baker now known as Patsy R. Norris and who acknowledged that he executed the same as the free act and deed of said Patsy Baker now known as Patsy R. Norris.

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of **July,** 2002.

Notary Public

My Commission Expires: 2-19-03