Space reserved for recording information:

Davidson County DEEDWARR
Recvd: 08/09/02 10:30 1pgs
Fees:13.00 Taxes:959.63

20020809-0096259

WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $259,360.00 .

Affiant

SWORN TO AND SUBSCRIBED TO BEFORE ME, THIS THE 31st DAY OF July, 2002.

Notary Public

My Commission Expires: July 17 2006

(Affix Seal)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Preparer's File #-02G0581

THIS INSTRUMENT WAS PREPARED BY, and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, Suite 150
Brentwood, Tennessee 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Donald Kendall and April Kendall	ABN AMRO Mortgage Group, Inc.	141-00-4.07
7974 Hooten Hows Road	2600 W. Big Beaver Road	
Nashville, TN 37221	Troy, MI 48084	

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, JAMES PATRICK ERVIN AND DORRIS CAROLYN ERVIN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto DONALD KENDALL AND APRIL KENDALL, 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:

A tract of land in the Ninth Civil District of Davidson County, Tennessee, on the Hooten Hows Road, being a portion of a 108.5 acre tract as of record in Will Book 51, page 481, in the Office of the County Court Clerk for said County, and described according to a survey made September, 1964, by S. H. Hutchison, as follows:

Beginning at a point in the center line of Hooten Hows Road at the southwest corner of the property of W. G. Meadows; thence with the center of said Road, South 57 degrees west 150 feet to a stake; thence leaving said road, north 32 degrees west 584 feet to a stake; thence north 57 degrees east 150 feet to a stake, Meadow's northwest corner, thence with Meadow's westerly line south 32 degrees east 584 feet to the point of beginning.

Being the same property conveyed to James Patrick Ervin by Deed from Clinton Lamar Ervin and Patricia Ann Marovich, of record at Book 7578, page 712 and further conveyed to Martha Child by Quitclaim Deed from James Patrick Ervin and reconveyed to James Patrick Ervin and wife, Dorris Carolyn Ervin for the purpose of creating a tenancy by the entireties, of record in same Book 8187, page 556, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is (X) improved property known as **7974 Hooten Hows Road, Nashville, Tennessee 37221**

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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 **31st** day of **July, 2002**:

James Patrick Ervin

Dorris Carolyn Ervin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES PATRICK ERVIN AND DORRIS CAROLYN ERVIN, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at FRANKLIN, TENNESSEE, this 31st day of July, 2002.

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: July 17 2006