03

Realty Title 48-A

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $182,214.00

Affiant

Subscribed and sworn to before me, this 5th day of August, 2002.

Notary Public
My commission expires: ~~03/14/05~~ 11/30/04

CAROL R. RIVERS NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.
MY COMMISSION EXPIRES NOVEMBER 30, 2004

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Claudette Sallee	Simarron Mortgage Company	172-00-0 232.00
216 Payson Court	13921 Icot Blvd.	
Nashville TN 37211	Clearwater, FL 33760	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Genady's Construction, Inc. hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Claudette Sallee, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Phase Three, Highlands of Brentwood, (formerly Brentwood Highlands) of record in Instrument No. 20010920-0101749, Register's Office for said County, to which plan reference is hereby made for amore complete description.
>
> Being part of the same property conveyed to Genady's Construction, Inc. by deed from Highlands of Brentwood, LLC, a Tennessee limited liability company, of record in Instrument No. 20020220-0021736, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 216 Payson Court, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 5th day of August, 2002.

Genadys Construction, Inc.
By: Protiana Genady, President

Davidson County DEEDWARR
Recvd: 08/09/02 15:07 2pgs
Fees:13.00 Taxes:674.19

20020809-0096604

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 Patricia Genady, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) who, upon oath, acknowledged that __he executed the within instrument for the purposes therein contained, and who further acknowledged that __he is the President of Genady's Construction, Inc. and that __he is authorized by Genady's Construction, Inc. to execute this instrument on its behalf by herself as such President.

Witness my hand and seal in Franklin, TN, this 5th day of August, 2002.

Carol R Rivers
Notary Public

My Commission expires 11/30/04

CAROL B. RIVERS
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.
MY COMMISSION E[illegible]
NOVEMBER [illegible]