Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $130,000.00

Affiant

Subscribed and sworn to before me, this 7 day of August, 2002

Notary Public
My commission expires: 04/20/03

Address of New Owner:	Send Tax Bills to:	Tax Information
Rhonda Baldwin	Wells Fargo Home Mortgage, Inc	172-08-0-A/30.00
1329 Paulson Way	3700 Mansell Road, Suite 320	
Antioch TN 37013	Alpharetta, GA 30022	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Roger G. White and wife Emily R. White hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Rhonda Baldwin an unmarried person hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 30 on the Plan of Section 2B Hunters Branch as shown on Plat of record in Plat Book 6900 page 336 and 337 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Roger G. White and Wife Emily R. White by deed from W. Scott Hall and wife, Yvonne D. Hall of record in Book 11441 page 677 Register's Office for Davidson County, Tennessee

This conveyance is made subject to the following: 1) 2002 taxes a lien which are not yet due and payable. 2) No insurance is provided as the number of acres 3) All matters appearing on plan of Section 2B Hunters Branch of record in Book 6900 Page 336, Register's Office for Davidson County, Tennessee 4) Bylaws for Hunter's Branch Homeowners Association of record in Book 6632 Page 429 5) Charter for Hunter's Branch Homeowners Association of record in Book 6632 Page 424 and amended in Book 8923 page 318

This property is improved property known as 1329 Paulson Way, Antioch, Tennessee 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 Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 08/12/02 10:12 2pgs
Fees:13.00 Taxes:481.00
20020812-0096866

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 7th day of August, 2002.

Roger G. White

Emily R. White

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 Roger G. White and Emily R. White, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 7th day of August, 2002.

Notary Public

My Commission expires: 04/20/03



FILE NO: 03503