WARRANTY DEED

B-MM-02-3090

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,900.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF July, 2002.

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

MY COMMISSION EXPIRES:
May 24, 2005

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walter M. Lovell	Suntrust Bank Res.Mortgage (NAME)	
309 Ketch Cove	201 Fourth Ave.,North 7thFloor	98-9-A-16 CO
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we SANDRA MARIE PRICE, UNMARRIED,, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto WALTER M. LOVELL AND WIFE, CONNIE W. LOVELL, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 115, on the Plan of Lake Shore, Phase One, of record in Book 6900, Page 684, Register's Office for said County, to which plan reference is made for a more complete legal description.

Being the same property conveyed to Sandra Marie Price, unmarried, from James A. Ellis, married, by Warranty Deed dated December 31, 1996 and filed for record on January 9, 1997 in Book 10315, Page 224, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictions of record in Book 7572, Page 669, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 309 Ketch Cove, Hermitage, Tennessee 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; 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 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/our hand(s) this 19th day of July, 2002.

Sandra Marie Price

Sandra Marie Price

Davidson County DEEDWARR
Recvd: 08/19/02 11:18 2pgs
Fees:13.00 Taxes:702.63

20020819-0099867

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Sandra Marie Price , unmarried, , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 19th day of July, 2002.

My Commission Expires:

9-28-2002

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 19th day of July, 2002.

My Commission Expires _____

_____
Notary Public

RETURN TO:
RUDY TITLE AND ESCROW, LLC.
2018 21st Avenue South
Nashville, TN 37212
615.383.2903

After Recording:
Executive Title
2520 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122