AFTER RECORDING PLEASE RETURN TO:
~~Lawyer's Escrow Service Inc.~~
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

**THIS INSTRUMENT PREPARED BY:**
**Mudter & Patterson**
**Attorneys-at-Law**
**2000 Richard Jones Road**
**Suite 110**
**Nashville, Tennessee 37215**

SHARON PHELBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**File Box 9B:**
**First Title & Escrow Co., Inc.**
**FTEC File No.**

~~My Commission Expires JULY 26, 2003~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $199,000.00.

Affiant

Subscribed and sworn to before me, this 15th day of AUGUST, 2002.

Notary Public

My Commission Expires: 7/26/2003

## WARRANTY DEED

| **Address New Owner:** | **Send Tax Bills To:** | **Tax Information:** |
|---|---|---|
| ROBERT T. PATRICK, JR.<br>1921 CASTLEMAN DR<br>NASHVILLE, TN 37215 | FLAGSTAR BANK, FSB<br>5151 CORPORATE DR<br>TROY, MICHIGAN 48098-2639 | MAP 131-7<br>PAR 21<br>FB 16DA28465 |

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MARK M. JONES AND SHIRLEY GLEASON JONES, TRUSTEES AND ANY SUCCESSOR TRUSTEES THERETO UNDER THE JONES JOINT REVOCABLE LIVING TRUST DATED APRIL 27, 1998 AND ANY AMENDMENTS THERETO, WITH FULL POWER TO SELL, MORTGAGE OR CONVEY WITHOUT THE JOINDER OF ANY BENEFICIARY ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to ROBERT T. PATRICK, JR. and wife, LISA PATRICK ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1921 CASTLEMAN DRIVE, NASHVILLE, TENNESSEE ~~37212~~ 37215 SP

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, Grantor has executed this instrument on this 15th day of AUGUST, 2002.

Mark M. Jones, trustee
MARK M. JONES, TRUSTEE

Shirley Gleason Jones, trustee
SHIRLEY GLEASON JONES, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, MARK M. JONES, TRUSTEE and SHIRLEY GLEASON JONES, TRUSTEE, 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, at office, this 15th day of AUGUST, 2002.

SHARON PHELBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires NOV. 29, 2003

Notary Public

Davidson County DEEDWARR
Recvd: 08/19/02 11:29 2pgs
Fees:13.00 Taxes:736.30

20020819-0099869

**EXHIBIT "A"**

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Locust Grove Subdivision, as of record in Plat Book 1424, page 40, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Mark M. Jones and wife, Shirley Gleason Jones, Trustees and any Successor Trustees thereto, UAD 7/27/98 by deed from Mark M. Jones and wife, Shirley G. Jones of record in Book 10904, page 836, said Register's Office.

This conveyance is made subject to: (1) 2002 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 1424, page 40, said Register's Office.