PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref:(ST) Title No: 43649
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 08/23/02 08:47 2pgs
Fees:13.00 Taxes:368.15
20020823-0101949

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Paula W. Penrod 1409 Haysboro Avenue Nashville, Tennessee 37216	Wells Fargo Home Mortgage, Inc. P.O. Box 6502 Springfield, Ohio 45501-6502

TAX MAP-PARCEL NUMBERS: 061-04-097

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$99,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gregory H. Golter and spouse, Patricia Ann Golter**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Paula W. Penrod** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson county, Tennessee, being Lot No. 1 of Block A on the Map of Hayesboro Development Company's Haysboro Subdivision of record in Book 1130, Page 47, Register's Office for said County.

Said Lot No. 1 of Block A fronts 75 feet on the northerly margin of Hayesboro Avenue and extends back 264.9 feet on the westerly line and 242.2 feet on the easterly line to a dead line in the rear, measuring 110 feet thereon. Together with and subject to Grant of Appurtenant Easement of record in Doc. No. 20011102-0119742.

Being the same property conveyed to Gregory H. Golter and wife, Patricia Ann Golter by deed from Nancy S. Sutton, a married woman of record in book 9407, Page 254, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2002, and subsequent years; All matters shown on The Plan, with Owner's Certificate, of record in Plat Book 1130 Page 47, said Register's Office; Restrictions of record in Book 1174, Page 311, restates in Book 3862, Page 540, said Register's Office; Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage to the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 4178, Page 241, said Register's Office.

This is improved property, known as: 1409 Hayesboro Avenue, Nashville, Tennessee 37216

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 19th day of August, 2002.

Gregory H. Golter

Patricia Ann Golter

State of TENNESSEE
County of DAVIDSON

On this 19th day of August, 2002 , before me the undersigned authority, personally appeared Gregory H. Golter Patricia Ann Golter , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $99,500.00

Affiant

Sworn and subscribed before me this the 19th day of August, 2002

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

Notary Public