Realty
48A

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

JAY H. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $135,000.00

Robert J. Boyd
Affiant

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

Notary Public
My commission expires: 05/28/06

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert J. Boyd	1st Trust Bank For Savings	135-14-0-A-255.00CO
1309 Gannett Peak Lane	P.O. Box 17257	
Antioch, TN 37013	Memphis, TN 38187-0257	

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, Charles W. Stadler and wife, Vicki J. Oliver, now Stadler, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Robert J. Boyd, 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. 255 on the Plan of the Final Plat of Pinnacle Pointe Subdivision, Phase Five, of record in Book 8250, Page 842, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Charles W. Stadler and Vicki J. Oliver, as joint tenants with the right of survivorship, by deed from Fox Ridge Homes, Inc. of record in Book 11100, Page 358, Register's Office for Davidson County, Tennessee. Charles W. Stadler and Vicki j. Oliver having since married.

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 1309 Gannett Peak Lane, Antioch, TN 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 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 15th day of August, 2002.

Charles W. Stadler

Vicki J. Oliver Stadler

Davidson County DEEDWARR
Recvd: 08/26/02 09:57 2pgs
Fees:13.00 Taxes:499.50
20020826-0102653

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Charles W. Stadler and Vicki J. Oliver Stadler, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 15th day of August, 2002.

Notary Public

My Commission expires 05/28/06

JAY H. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006