Box 44

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994 Davidson County DEEDWARR Recvd: 08/30/02 07:50 2pgs Fees:13.00 Taxes:1178.45 20020830-0105028	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $318,500.00. **Affiant** Subscribed and sworn to before me, this 27th day of August, 2002. Notary Public My Commission Expires:

Address New Owner As Follows: George B. Mabry and wife, Emily M. Mabry 739 Greeley Drive Nashville, TN 37205	Send Tax Bills To: U.S. Bank, N.A. 4801 Frederica Street Owensboro, KY 42301	Map-Parcel Number: 115-04-034 8DZ 53135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **RUTHE G. TICE, UNMARRIED**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **GEORGE B. MABRY AND WIFE, EMILY M. MABRY**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 252 on the Plan of Hillwood Estates, of record in Book 2331, pages 95 and 96, 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 Frank T. Tice and wife, Ruthe G. Tice by deed from Anne T. Jordan and husband, Danny L. Jordan, of record in Book 7874, page 99, Register's Office for Davidson County, Tennessee; the said Frank T. Tice having since died leaving Ruthe G. Tice as surviving tenant by the entirety.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2002 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 2331, pages 95 and 96, Register's Office for said County.

3. Easement for sanitary sewers and/or storm drainage granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 6099, page 393, Register's Office for said County.

This is improved property known as 739 Greeley Drive, Nashville, TN 37205.

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 I covenant with the said Grantees that I am 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 further covenant and bind myself, my heirs and assigns, 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 person whomsoever.

WITNESS my hand this 27th day of August, 2002.

Ruthe G. Tice

By: Sandra T. Dunlavy, Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **SANDRA T. DUNLAVY,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Attorney-in-fact**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 27th day of August, 2002.

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires: 10/25/03