Prepared by:
Mary Paty Lynn Jetton
MANIER & HEROD
2200 One Nashville Place
150 Fourth Avenue North
Nashville, Tennessee 37219-2494

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Mary Ann Blaufuss 3606 Central Avenue Nashville, TN 37205	Mary Ann Blaufuss 3606 Central Avenue Nashville, TN 37205	104-05-0-288.00

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THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER $265,000.

Mary Paty Lynn Jetton

Sworn and subscribed to before me this 29th day of August, 2002.

My Commission Expires: 1/29/05

Notary Public

NOTARY PUBLIC AT LARGE

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FOR AND IN CONSIDERATION of the sum of Two Hundred Sixty Five Thousand Dollars ($265,000), the receipt and sufficiency of which is hereby acknowledged, Mary Paty Lynn Jetton (a/k/a Mary P. Lynn Jetton, a/k/a Mary P. Lynn) ("Grantor"), an unmarried individual, has this date bargained and sold, and does hereby sell, transfer, and convey unto Mary Ann Blaufuss ("Grantee"), Grantee's heirs and assigns, all Grantor's right, title, and interest in the following described tract of land:

> Land in Davidson County, Tennessee, being Lot No. 252, on the Plan of Richland Realty Co.'s Second Subdivision, Division "B" as shown on plat of record in Plat Book 332, page 92, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being the same property conveyed to Mary P. Lynn, by deed from Overton Lea, Jr., of record in Book 7605, page 149, said Register's Office.

THIS PROPERTY IS IMPROVED PROPERTY LOCATED at: 3606 Central Avenue, Nashville, Tennessee 37205.

The description contained in this Deed is the same description as in the previous deed of record.

233441

Davidson County DEEDWARR
Recvd: 08/30/02 15:49 2pgs
Fees:13.00 Taxes:980.50

20020830-0105586

TO HAVE AND TO HOLD the above described real estate together with all improvements situated thereon and appurtenances thereunto belonging unto the said Grantee and Grantee's heirs and assigns, in fee simple forever. Grantor COVENANTS with the said Grantee that it is lawfully seized and possessed of the above described real estate, that it has good and lawful right to sell and convey the same and that, except as hereinafter provided, the same is unencumbered, and it binds her and her successors, assigns, and representatives to forever warrant and defend the title (subject to the hereinafter described encumbrances) thereto against the lawful claims of all persons whomsoever. The above-described real estate is subject to the following: (i) any facts that would be disclosed by a comprehensive survey of the property; (ii) real property taxes for the year 2002, a lien for which has arisen, which are not yet due and payable; and (iii) matters shown on Plan of record in Book 332, page 92, Register's Office of Davidson County.

WITNESS my hand this 29th day of August, 2002.

Mary Paty Lynn Jetton (a/k/a Mary P. Lynn Jetton, a/k/a Mary P. Lynn)

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Denise C. Williams, of the State and County mentioned, personally appeared MARY PATY LYNN JETTON (a/k/a Mary P. Lynn Jetton, a/k/a Mary P. Lynn), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Nashville, Davidson County, Tennessee, this 29th day of August, 2002.

Denise C. Williams
Notary Public

My Commission Expires:
1/29/05

DENISE C. WILLIAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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