WARRANTY DEED

B-HMG-02-2622

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $66,500.00

Monique Reed
Affiant

Subscribed and sworn to before me, this 23rd DAY OF August, 2002.

Notary Public

MY COMMISSION EXPIRES: 5/30/04
(AFFIX SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Monique Reed	Suntrust Mortgage, Inc.	
2622 Woodyhill Drive (ADDRESS)	(NAME) 201 4th Avenue North, 6th Floor	71-04-27
Nashville, Tennessee 37207 (CITY) (STATE) (ZIP)	(ADDRESS) Nashville, TN 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we KIMBERLY S. CAUGHRON HULSE AND HUSBAND, RANDY HULSE, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MONIQUE REED, UNMARRIED,, hereinafter called the Grantees, their heirs and assigns, that 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. 228, on the Plan of Joywood Heights, Section 2, of record in Plat Book 1130, Page 93, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Kimberly S. Caughron n/k/a Kimberly S. Caughron Hulse, by Trustee's deed dated October 21, 1999 and filed for record on November 23, 1999 in Book 11753, Page 336, Register's Office for Davidson County, Tennessee. Said Randy Hulse joins in this instrument for the purpose of conveying any and all marital interest in and to said property.

This conveyance is subject to Easement of record in Book 4153, Page 954, Register's Office of said County.

Davidson County DEEDWARR
Recvd: 09/04/02 14:35 2pgs
Fees:13.00 Taxes:246.05
20020904-0107099

unimproved ( )
This is improved (X) property, known as 2622 Woodyhill Drive, Nashville, Tennessee 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, 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 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/our hand(s) this 23rd day of August, 2002.

Kimberly S. Caughron Hulse

Kimberly Randy Hulse by Kimberly S Caghron Hulse, attorney-in-fact

Randy Hulse by Kimberly S. Caughron Hulse,
attorney-in-fact

STATE OF Tennessee

COUNTY OF Davidson

I, a Notary Public of the County and State first above written, do hereby certify that Kimberly S. Caughron Hulse personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 23rd day of August, 2002.

Notary Public

My Commission Expires: 5/30/04

(SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee

COUNTY OF Davidson

Before me, a Notary Public of the County and State personally appeared Kimberly S. Caughron Hulse, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Randy Hulse, and acknowledged that he/she/they executed the same as the free act and deed of the said Randy Hulse by Power of Attorney recorded simultaneously herewith in Instrument No. 20020904-0107098, Register's Office for Davidson County, Tennessee.

Witness my hand and official seal, this the 23rd day of August, 2002.

Notary Public

My Commission Expires:

(SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903