THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 09/13/02 09:12 2pgs
Fees:13.00 Taxes:286.75
20020913-0111587

ADDRESS NEW OWNER:
Floyd H. Stowe, et ux
305 Rachel Court E
Hermitage, Tennessee 37076

MORTGAGEE:
First Trust Bank for Savings
P. O. Box 17257
Memphis, Tennessee 38187

SEND TAX BILLS:
New Owner

MAP-PARCEL:
Map and Parcel
75-07-284

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, Mary Genevieve Truitt, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Floyd H. Stowe, II and wife, Mary D. Stowe,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 8-A on the Zone Lot Division of Lots, 1, 2, 3, 4, 6, 7, 8, 10, 11, 12, 13, 14, 16, 17, 18, 20 and 21 on the Plan of Rachels Square, Section One, of record in Plat Book 6250, page 539, 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 Mary Genevieve Truitt, by deed from Terry Lynn Morris, as of record in Book 10593, page 882, Register's Office for Davidson County, Tennessee.

This is improved property known as 305 Rachel Court E, Hermitage, Tennessee 37076.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 6455, page 135; Book 6619, page 777; and Book 6519, page 512; By-Laws of record in Book 6619, page 782; Charter of record in Book 6683, page 576, easements, covenants and conditions as shown on the plan of record in Plat Book 6250, page 539, all of record in the Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 hand this 10th day of September, 2002.

Mary Genevieve Truitt
MARY GENEVIEVE TRUITT

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **MARY GENEVIEVE TRUITT**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 10th day of September, 2002.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 10-26-03

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is **$77,500.00.**

Mary D. Stowe
AFFIANT

Subscribed and sworn to before me
this 10th day of September, 2002.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 10-26-03