Box 58-A

WARRANTY DEED

13 W
458.43
471 43

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 123,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
10th DAY OF September, 2002

Notary Public

MY COMMISSION EXPIRES: AT LARGE
(AFFIX SEAL)

DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony Steward (NAME)	Same as new owner (NAME)	MAP 165-13A
3944 Pepperwood Drive (ADDRESS)	(ADDRESS)	PARCEL 118
Nashville, Tn 37013 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sarah A. Ortale* and ~~wife~~, James H. Ortale * husband

*f/k/a Sarah A. Suitt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Anthony Steward and wife, Pamela Steward

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:

Land in Davidson County, Tennessee, being Lot No. 470 on the Plan of Peppertree Forest, Section Ten of record in Plat Book 7900, Page 938, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Sarah A. Suitt from Christopher T. Knight and wife, Joanna L. Knight by Warranty Deed of record in Book 10677, Page 255, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 8757, PAGE 607; BOOK 9157, PAGE 711; BOOK 9287, PAGE 698; BOOK 9455, PAGE 801 AND BOOK 9664, PAGE 162, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND SUBJECT TO BY-LAWS FOR PEPPERTREE FOREST HOMEOWNERS ASSOCIATION AS OF RECORD IN BOOK 8757, PAGE 623, SAID REGISTER'S OFFICE AND SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAN OF PEPPERTREE FOREST, SECTION TWO, AS OF RECORD IN PLAT BOOK 7900, PAGE 938, SAID REGISTER'S OFFICE.

Davidson County DEEDWARR
Recvd: 10/02/02 09:47 2pgs
Fees:13.00 Taxes:458.43
20021002-0119563

470
Antioch

unimproved ( )
This is improved (X) property, known as 3944 Pepperwood Drive, ~~Nashville~~, Tn 37013
(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 our hand s this 10th day of September 2002

Sarah A. Ortale
Sarah A. Ortale

James H. Ortale
James H. Ortale

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sarah A. Ortale and wife, James H. Ortale

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 10th day of September, 2002.

Commission expires 3/25/2006

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 25, 2006

STATE OF TENNESSEE

COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public