Davidson County DEEDWARR
Recvd: 10/02/02 10:05 2pgs
Fees:13.00 Taxes:432.53

20021002-0119612

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 116,900.00.

Curtis R. Hopper
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of September, 2002.

Notary Public

MY COMMISSION EXPIRES: 7-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis R. Hopper	Owenr	Map: 94-2-0
(NAME)	(NAME)	
2006 Eastside Avenue	2006 Eastside Avenue	Parcel 219.00
(ADDRESS)	(ADDRESS)	
Nashville TN 37206	Nasvhille, TN 37206	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **DAVID MINTER AND KIMBERLY LARSON AND ANN MATHIEU AND PAUL MINTER**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **CURTIS R. HOPPER, UNMARRIED** 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 all of Lot No. 28, UNITED ELECTRIC RAILWAY COMPANY'S ADDITION, as shown by plat appearing of record in Plat Book 161, page 8, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to David Minter, unmarried, Kimberly Larson, unmarried, Ann Mathieu, unmarried, and Paul Minter, unmarried, by Warranty Deed of record in Instrument No. 20000802-0076605, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Any and all matters as shown on plat of record in Plat Book 161, page 8, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 2006 Eastside Avenue, Nashville, TN 37206
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their 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 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 hands this 30th day of September, 2002.

David Minter, by Rachel McDonald, his attorney in fact

David Minter, by Rachel McDonald, his Attorney in Fact

Kimberly Larson, by Rachel McDonald, her attorney in fact

Kimberly Larson, by Rachel McDonald, her Attorney in Fact

Ann Mathieu, by Rachel McDonald, her attorney in fact

Ann Mathieu, by Rachel McDonald, her Attorney in Fact

Paul Minter by Rachel McDonald, his attorney in fact

Paul Minter, by Rachel McDonald, his Attorney in Fact

STATE OF Tennessee

COUNTY OF Davidson

On this 30th day of September, 2002, before me personally appeared Rachel McDonald, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she is the attorney-in-fact of David Minter, Kimberly Larson, Ann Mathieu, Paul Minster and is authorized by him/her, and does hereby acknowledge the execution of this instrument on his/her behalf, by virtue of an instrument of record in Trust Deed Book X, Page _____, Register's Office of Davidson County, Tennessee.

X 20021002-0119610
20021002-0119611

Witness my hand and official seal, this 30th day of September, 2002.

Linda V. Jones

Notary Public

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires: 2-23-05

(SEAL)

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076