Davidson County DEEDWARR
Recvd: 10/17/02 09:13 2pgs
Fees:13.00 Taxes:477.30

20021017-0127577

Prepared By & Return To:
Charles E. Reed
Attorney at Law
2201 Murfreesboro Drive, A-100
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $129,000.00

Beverly N. Gamble
Affiant

Subscribed and sworn to before me, this 15th day of August, 2002

Notary Public
My commission expires: 03/19/2006

CHARLES E. REED NOTARY PUBLIC AT LARGE RUTHERFORD CO., TN

Address of New Owner:	Send Tax Bills to:	Map/Group/Parcel
Beverly N. Gamble 1202 Edgewood Place Nashville, TN 37206	NEW OWNER	93B/D/74.00

WARRANTY DEED

For and in consideration of the sum of ten & no/100 dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Mary Catharine Neal (now known as Mary Catharine Nelson), hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Beverly N. Gamble, a single woman, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land located in Davidson County, Tennessee, being the Easterly 80 feet of Lot 5 on the Plan of Bransford Realty Company's subdivision of Lots 26-37 and part of 27, Edgewood Plan, of record in Book 421, page 49, Register's Office for Davidson County, Tennessee, to which plan reference is herby made for a more complete and accurate legal description.

Being the same property conveyed to Mary Catherine Neal by Warranty Deed from Samuel David Gee and wife, Jana Garrett Gee, dated May 1, 1989, and of record at Book 7832, page 284, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. Year 2002 taxes, a lien not yet due and payable, accrued taxes, and taxes for subsequent years.
2. All matters appearing on the plan of Bransford Realty Company's subdivision of Lots 26-37 and part of 27, Edgewood Plan, of record in Book 421, page 49, Register's Office for Davidson County, Tennessee.
3. All other matters of record in the Register's Office for Davidson County.

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. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

This property is improved property known as: 1202 Edgewood Place, Nashville, TN 37206.

The undersigned, David Charles Hamilton, signs this Deed in order to convey any marital interest he may have in said property to said Grantee.

WITNESS my hand this 15th day of August, 2002.

Mary Catharine Neal

David Charles Hamilton

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 Mary Catharine Neal and David Charles Hamilton, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of August, 2002.

Notary Public

CHARLES E. REED
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TN

My Commission expires: 03/19/2006