

Davidson County DEEDWARR
Recvd: 10/17/02 10:37 2pgs
Fees:13.00 Taxes:148.00



20021017-0127676

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00.

Andrew E. Bunel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of October, 2002.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew E. Bunel	First Franklin Financial Corporation	Map: 73-09
(NAME) 2344 Cooper Terrace	(NAME) 150 Allegheny Center Mall	Parcel: 269
(ADDRESS) Nashville TN 37216	(ADDRESS) Pittsburgh, PA 15212	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, ZANDRA R. PETWAY, unmarried, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto ANDREW E. BUNEL, hereinafter called the GRANTEE, his 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. 20-B, Cooper Lane Estates Zone Lot Division of Lots 9, 12, 17, 19, 20 and 21 Subdivision, as shown by plat appearing of record in Book 6900, page 210 revising Book 5200, page 567, 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 Zandra R. Petway by Warranty Deed of record in Book 11629, Page 355, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Restrictive Covenants of record in Book 6900, page 210; and, any and all matters as shown on plat of record in Book 5200, page 567 and revised in Book 6900, page 210; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 2344 Cooper Terrace, Nashville, TN 37216
(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 GRANTEE, his heirs and assigns forever; and Grantor covenant with the said GRANTEE that she is 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 Grantee agreeing to pay said tax when due; and Grantor further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 9th day of October, 2002.

Zandra R. Petway

Zandra R. Petway

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared Zandra R. Petway who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 9th day of October, 2002.

DEBRA L. GENTRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 29, 2003

Notary Public

My Commission Expires: _____

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027