RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **41347** **FILE BOX "7"**

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 55,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
THIS 18th DAY OF OCTOBER, 2002.

Notary Public

MY COMMISSION EXPIRES 2-25-06

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
GAIL A. HUGHES 604 Brantley Ct. Antioch, TN. 37013	**S A M E**	**81-11-564**

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 **SARA S. ROBIN (1/2 INTEREST) AND BARBARA S. TURNER and NEDDA M. POLLOCK, CO-TRUSTEES OF THE BRUCE I. TURNER FAMILY TRUST UNDER THE WILL OF BRUCE I. TURNER DATED JANUARY 31, 1990 (1/2 INTEREST)**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GAIL A. HUGHES**

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. 98 and the south 7 feet of Lot No. 99 on the Plan of McGavock and Others 2nd Addition, as of record in Book 21, page 41, Register's Office for said County.

SAID Lot and part of said lot front together 57 feet on the west side of 11th Avenue North, and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Sara S. Robin (1/2 interest) and Barbara J. Turner and Nedda M. Pollock, Co-Trustees of the Bruce I. Turner Family Trust from Barbara S. Turner, Executor of the Estate of Bruce Irwin Turner, of record in Book 10640, page 388 and in Book 10677, page 93, and by deed from Jack J. Cohen and Sam Garfinkle, of record in Book 4312, page 417, Register's Office for Davidson County, Tennessee, the said Sara R. Turner having become Sara R. Turner Greenberg and having since died leaving her interest by Last Will and Testament to her only son, Bruce Irwin Turner, who having since died, devised that 50% interest to the Bruce I. Turner Family Trust pursuant to his Last Will and Testament.

This is improved (X) property, known as **1623 11th Avenue, North, Nashville, Tennessee 37208**

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.

Davidson County DEEDWARR
Recvd: 10/21/02 15:29 2pgs
Fees:13.00 Taxes:203.50
20021021-0129211

WITNESS OUR HANDS THIS 16th DAY OF OCTOBER, 2002.

Sara S. Robin

SARA S. ROBIN

Barbara S. Turner

BARBARA S. TURNER

Nedda M. Pollock

NEDDA M. POLLOCK

CO-TRUSTEES OF THE BRUCE I. TURNER FAMILY TRUST

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, THE UNDERSIGNED, a Notary Public in and for the State and County aforesaid, personally appeared SARA S. ROBIN, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 16th day of October, 2002.

NOTARY PUBLIC

My Commission Expires: 3/25/06

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 BARBARA S. TURNER and NEDDA M. POLLOCK, Co-Trustees of the BRUCE I. TURNER FAMILY TRUST, the bargainors, 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 Nashville, Tennessee, this the 16th day of October, 2002.

NOTARY PUBLIC

My Commission Expires: 3/25/06