BOX 50-B

~~PREPARED BY:~~ RETURN TO:
~~WARRANTY DEED~~
~~BANKERS TITLE & ESCROW CORP.~~
3310 WEST END AVE.
NASHVILLE, TN 37203

Davidson County DEEDWARR
Recvd: 11/04/02 15:08 2pgs
Fees:13.00 Taxes:329.30

20021104-0135173

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$89,000.00~~

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF OCTOBER, 2002.

Notary Public

MY COMMISSION EXPIRES: 5-14-07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Avantage Title & Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sarah Marie Bervoets	1st Trust Bank	72-4-319
(NAME)	(NAME)	
1432 Greenland Avenue	P.O. Box 17257	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216	Memphis TN 38187	
(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, **Mario D. Martin, and wife Shannon D. Martin, formerly Shannon D. Gardner**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SARAH MARIE BERVOETS**, 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 the northerly 1/2 of Lot No. 7 of Block "C" on the Plan of Country Club Estates, of record in Book 843, Page 95, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Mario D. Martin and Shannon D. Gardner, both unmarried, by warranty deed from Matilda Graves and husband, Benny Graves of record in Book 10461, Page 549, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 1432 Greenland Ave., 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 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 my/our hand(s) this 31st day of October, 2002.

Mario D. Martin

Shannon D. Martin, formerly Shannon D. Gardner

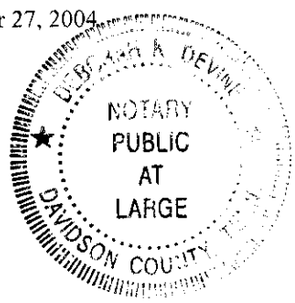
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mario D. Martin, and wife Shannon D. Martin, formerly Shannon D. Gardner 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 31st day of October, 2002.

Commission expires: November 27, 2004



Deborah K. Devine Notary Public