Davidson County DEEDWARR
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Fees:13.00 Taxes:307.10

20021108-0137862

TINA NICHOLS NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

My Commission Expires June 28, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,000.00.

Janet W. Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of November, 2002.

Tina Nichols
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
Janet Hall	The Bank of Nashville	Map: 75-11
(NAME) 4245 Andrew Jackson Parkway	(NAME) P.O.Box 190595	Parcel: 280
(ADDRESS) Hermitage TN 37076	(ADDRESS) Nashville, TN 37219-0595	
(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, JONATHAN A. HALL AND WIFE, JENIFER L. HALL AND TIMOTHY M. POLK, MARRIED, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto JANET HALL, unmarried, hereinafter called the GRANTEE, her 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. 107-B, on the Zone Lot Division of Lots 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 103, 104, 105, 106 & 107, Rachel Square, Section Two, as shown by plat appearing of record in Plat Book 6250, page 542, 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 Jonathan A. Hall and wife, Jenifer L. Hall, and Timothy M. Polk, married, as joint tenants with rights of survivorship, by Warranty Deed dated March 20,1997, of record in Book 10388, Page 182, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Restrictive Covenants of record in Book 6455, page 138; Declaration of Covenants, Conditions and Restrictions in Book 6619, page 777, as amended in Book 8030, page 787; By-Laws of record in Book in Book 6619, page 782; Charter of record in Book 6683, page 576, and Book 8030, page 759; and, any and all matters as shown on plat of record in Plat Book 6250, pages 538-543 amending Book 5200, pages 623-625; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 4245 Andrew Jackson Parkway, Hermitage, TN 37076
(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, her heirs and assigns forever; and Grantors covenant with the said GRANTEE 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 Grantee 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 GRANTEE, her 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 1st day of November, 2002.

Jonathan A. Hall

Jenifer L. Hall

Timothy M. Polk

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Johathan A. Hall and wife, Jenifer L. Hall and Timothy M. Polk and wife, Janice Polk who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 1st day of November, 2002.

Notary Public

My Commission Expires: _____

(SEAL)

TINA NICHOLS
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.
My Commission Expires June 28, 2004

Mail After Recording To:

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