WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/08/02 13:29 2pgs
Fees:13.00 Taxes:395.90
20021108-0138240

BARBARA BLACK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 26, 2005

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 107,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 2002

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

American Title Company, 125 Old Hwy 96, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George Pruitt (NAME)	New Owner (NAME)	MAP 61-10
4114 Edwards Avenue (ADDRESS)	(ADDRESS)	PARCEL 92
Nashville, TN 37216 (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, Eric T. Jordan, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George Pruitt and wife, Joy E. Pruitt

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:

Property located at: 4114 Edwards Ave, Davidson County, Nashville, TN 37216
AND:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of the Resubdivision of Maplewood Heights, of record in Book 2854, page 13, said Register's Office.

Said Lot No. 5 fronts 75 feet on the east side of Edward Avenue, and extends back between parallel lines, 300 feet to a dead line, whereon it measures 75 feet.

Being the same property conveyed to Eric T. Jordan by deed dated 11-30-94, from Joseph F. Johnson and wife, Peggy A. Johnson, filed for record on 12-02-94, in Book 9536, page 737, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) all matters appearing on the Plan of record in Plat Book 2854, Page 13, said Register's Office, including any restrictions ancillary thereto; (2) any and all easements found of record; (3) any and all applicable governmental and/or zoning regulations; (4) taxes that have been assumed by the Grantee herein.

Kimberly D. Jordan joins in this conveyance for the purpose of conveying any and all right, title or interest she may have in subject property as the spouse of Eric T. Jordan.

unimproved ( )
This is improved (X) property, known as 4114 Edwards Avenue, 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 hand this 31st day of October 2002

Eric T. Jordan

Kimberly D. Jordan, by Eric T. Jordan, attorney in Fact

Kimberly D. Jordan, by Eric T. Jordan, Attorney in Fact

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 Eric T. Jordan

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 31st day of October, 2002.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of _____ the within named bargainor, and corporation and that as such _____ and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____ and by said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

JAKE CRUM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of October, 2002, before me personally appeared Eric T. Jordan, to me known to be the person who executed the foregoing instrument on behalf of Kimberly D. Jordan, and who acknowledged that he executed the same as the free act and deed of the said Kimberly D. Jordan. Witness my hand and official seal.

Notary Public

Commission Expiration:

JAKE CRUM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 28, 2006