WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/20/02 11:15 2pgs
Fees:13.00 Taxes:508.75

20021120-0144034

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 137,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF November, 2002

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Raul Escobar	Suntrust Bank	MAP 041
(NAME)	(NAME)	
1295 Old Hickory Blvd.	P. O. Box 305110, 7th Floor	PARCEL 062.03
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Nashville, TN 37230-5110	
(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, Paul Wayne Eidson and Carl Elvis Eidson and Mary Eidson McWhirter and Elaine Eidson Hardcastle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Raul Escobar

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNIESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING a 20,011 square foot parcel of land lying in the Tenth Civil District of Davidson County, Tennessee, said parcel further described as being the Mary Burns Property as of record in Deed Book 4609, Page 108 of the Register's Office of Davidson County, Tennessee, described as follows:

BEGINNING at a set iron pin lying in the South margin of Old Hickory Blvd. (30 feet from centerline), said point further described as being the Northwest corner of herein described parcel and corner to A.C. Burns (Book 3790, page 440 Register's Office for Davdison County, Tennessee); thence leaving said point of beginning and running with the South margin of Old Hickory Blvd. and a curve to the right having a radius of 1,882.00 feet, a central angle of 3 degrees, 02 minutes, 07 seconds, a chord of 99.69 feet on a bearing of South 5 degrees, 26 minutes, 14 seconds East, a total distance along the curve of 99.69 feet to an existing iron pin, corner to Northwood Baptist Church (Book 6560, page 159 Register's Office for Davidson County, Tennessee); thence leaving the margin of Old Hickory Blvd. and running with the line of said Church South 33 degrees, 00 minutes, 00 seconds West a distance of 252.31 feet to an existing iron pin, thence North 65 degrees, 35 minutes, 22 seconds West a distance of 60.28 feet to an existing iron pin, corner to said A.C. Burns; thence with the line of Burns North 24 degrees, 00 minutes, 54 seconds East a distance of 249.75 feet to the point of beginning, and containing 20,011 square feet according to a survey by Willis Land Surveying dated 9/21/93.

[illegible]

CONTINUED SEE PAGE TWO

unimproved ( )
This is improved (X) property, known as 1295 Old Hickory Blvd., Nashville, TN 37207
(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 our hand s this 19th day of November, 2002

Paul Wayne Eidson

Mary Eidson McWhirter

Carl Elvis Eidson

Elaine Eidson Hardcastle

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 Paul Wayne Eidson and Carl Elvis Eidson and Mary Eidson McWhirter and Elaine Eidson Hardcastle

the bargainor S, 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 Goodlettsville, Tennessee, this 19th day of November, 2002.

Commission expires 10-25-03

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 _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

BEING the same property conveyed to Paul Wayne Eidson, Carl Elvis Eidson, Mary Eidson McWhirter and Elaine Eidson Hardcastle by Executor's Deed from Linda Joyce Burns Steele, Executrix of the Estate of Mary Edna Burns, also known as Edna F. Burns of record in Book 6094, page 680, Register's Office for Davidson County, TN

This conveyance is subject to taxes for the year 2003, and subsequent years, easements and restrictive covenants of record.