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WEISS & WEISS ATTORNEYS AT LAW
BRENTWOOD EXECUTIVE CENTER
761 OLD HICKORY BLVD, SUITE 102
BRENTWOOD, TN 37027
(615) 661-5527

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/27/02 14:52 2pgs
Fees:13.00 Taxes:580.53

20021127-0147428

P-NBC-02-869

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $156,900.00

April Wallen
Affiant

Subscribed and sworn to before me, this 25th DAY OF November, 2002.

Notary Public

MY COMMISSION EXPIRES: 3/28/03

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1800 Mallory Lane, Ste. A
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Diaz	National Bank of Commerce	
869 Beech Bend Drive (ADDRESS)	115 29th Avenue South (NAME) (ADDRESS)	156-02-134
Nashville, Tennessee 37221 (CITY) (STATE) (ZP)	Nashville, TN 37212 (CITY) (STATE) (ZP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we BEVERLY STROUD*, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto DAVID DIAZ AND WIFE CHRISTY DIAZ, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 642 on the plan of Harpeth Woods Section of Harpeth Valley Park of record in Book 4860, Page 111, Register's Office for said county.

Said Lot No. 642 fronts 80.0 feet on the easterly margin of Beech Bend Drive and extends back between parallel lines 200 feet to a dead line in the rear.

Being the same property conveyed to Brad Stroud and wife, Beverly Stroud by deed from Frank L. Matthews, III and wife, Shirley A. Matthews dated 07-10-1986 of record in Book 6917, Page 239, Register's Office for Davidson County, Tennessee. The said Brad Stroud having since died.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

*windowed

unimproved ( )
This is improved (X) property, known as 869 Beech Bend Drive, Nashville, Tennessee 37221
(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 25th day of November, 2002.

Beverly Stroud

Beverly Stroud

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, , a Notary Public in and for said County and State, the within named Beverly Stroud , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of November, 2002.

My Commission Expires: 1/26/05

Notary Public

CAROL T. BAKER NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a N otary Public within and for said County and State aforesaid, personally appeared _____ and _____, w ith whom I am personally acquainted and who upon _____ oath(s) ack nowledged _____ to be the _____ and _____ respectiv ely of the _____ the w ithin named bargainor, and corporation, and that _____ as such _____ and _____ being authoriz ed so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 25th day of November, 2002.

My Commission Expires _____

Notary Public

RETURN TO:
~~**PRESTIGE TITLE, LLC**~~
~~1800 MALLORY LANE, STE~~. A
~~BRENTWOOD~~, TN 37027
~~645-515-6800~~

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