PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Parklane Building, Suite 109
5200 Maryland Way
Brentwood, Tennessee 37027
Ph. (615) 507-2004 - Fax. 507-2002
E-mail: *main@wilkinsandivey.com*

Davidson County DEEDWARR
Recvd: 12/04/02 15:42 2pgs
Fees:13.00 Taxes:452.14
20021204-0149579

W & I Ref: (GJ) Title No: 44064

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Kathy McMurray 473 Huntington Ridge Drive Nashville, Tennessee 37211	Guaranty Trust Company 640 Broadmor Blvd., Ste. 100 Murfreesboro, Tennessee 37129-1218

TAX MAP-PARCEL NUMBERS: 161-11-A-096

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$122,200.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Stanley Carmell and spouse, Helen L. Carmell, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kathy McMurray** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Townhouse No. 96 on the Plan of Huntington Ridge Townhomes of record in Book 4675, page 9,and amended in Book 9700, page 846, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Stanley Carmell and wife, Helen L. Carmell by deed from Westminister Homes, Inc. of record in Book 11236, page 859, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 4675, Page 9 and amended in Book 9700, page 846, said Register's Office, to which plan reference is hereby made for a more complete description thereof; Storm water Detention Agreements of record in Book 9732, page 551, Book 9775, page 308 and Book 11345, page 59, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Book 4729, page 687, amended in Book 4889, page 905, By-Laws in Book 7423, page 762, Book 5394, page 243, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 473 Huntington Ridge Drive, Nashville, Tennessee 37211

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of November, 2002 .

Stanley Carmell

Helen L. Carmell

State of TENNESSEE
County of WILLIAMSON

On this 27th day of November, 2002 . before me the undersigned authority, personally appeared **Stanley Carmell Helen L. Carmell** , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires MAY 30, 2004

Notary

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $122,200.00

Affiant

Sworn and subscribed before me this 27th day of November, 2002

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires MAY 30, 2004

Notary Public