Davidson County DEEDWARR
Recvd: 12/11/02 11:29 2pgs
Fees:13.00 Taxes:192.40

20021211-0152808

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,000.00

Julia G Burns
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 2002

Notary Public

COMMISSION EXPIRES: March 19, 2006
(AFFIX SEAL)

THOMAS J. HAYNES NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Thomas J. Haynes, Attorney, 117 North Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julia G. Burns (NAME)	First Horizon Home Loan Corp. (NAME)	72-14-338
8 Belle Forrest Avenue (ADDRESS)	P.O. Box 146 (ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Memphis, TN 38180 (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, George Mitchell (unmarried)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Julia G. Burns (unmarried)

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:

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Belle Forrest, No. 3, Section 2 of record in Plat Book 1424, Page 73, Register's Office for said County, to which reference is made for a more complete description.

BEING that same property conveyed to George Mitchell by deed from EquiVantage, Inc. of record in Book 11737, Page 972 of the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a minimum building setback line; public utility and drainage easement; and any other matters as shown on the Plat of record in Plat Book 1424, page 73; all of the Register's Office for Rutherford County, Tennessee.

unimproved ( )
This is improved (X) property, known as 8 Belle Forrest Avenue, Nashville, TN 37206
(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 3rd day of December, 2002

George Mitchell

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Mitchell

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 Murfreesboro, Tennessee, this 3rd day of December, 2002.

Commission expires March 19, 2006

Notary Public

THOMAS J. HAYNES NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ 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