RETURN TO: Taylor Title & Escrow, Inc.
51 Century Blvd., Suite 130
Nashville, TN 37214
1312

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $148,000.00.

Subscribed and sworn to before me, this 22nd day of November, 2002.

JAMIE L. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

Affiant

Notary Public

MY COMMISSION EXPIRES SEPTEMBER 24, 2005

Davidson County DEEDWARR
Recvd: 12/19/02 15:20 2pgs
Fees:13.00 Taxes:547.60

20021219-0157099

# WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
*TAYLOR TITLE & ESCROW, INC.*
*51 CENTURY BLVD. SUITE 130*
*NASHVILLE, TENNESSEE 37214*

| NAME & ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: |
|---|---|
| GLENDA TOLIVER<br>3712 BELLE OAKS DRIVE<br>ANTIOCH, TN 37013<br><br>MAP & PARCEL NO. 150-11-0/298.00 | SAME |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

*Michael Nathan Crocker and wife, Michelle E. Crocker,*

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

*Glenda Toliver,*

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Belle Oak Subdivision, Phase 1, (Formerly Mt. View Subdivision & Acura Subdivision) of record in Plat Book 6900, Page 768, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Michael Nathan Crocker and wife, Michelle E. Crocker by Warranty Deed from Commercial Federal Mortgage Corporation, dated January 24 1992, and filed of record on January 30, 1992, in Book 8538, page 817, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: (A) TAXES FOR THE YEAR 2002, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE(S); (B) ALL MATTERS APPEARING ON THE PLAN OF RECORD IN PLAT BOOK 6900, PAGE 768; (C) RESTRICTIVE COVENANTS OF RECORD IN BOOK 7821, PAGE 266; AND (D) ANY AND ALL ZONING REGULATIONS, BUILDING RESTRICTIONS AND SETBACK LINES, IF ANY, EASEMENTS AND RIGHTS-OF-WAY FOR PUBLIC UTILITIES OF RECORD, SAID REGISTER'S OFFICE.

THIS IS IMPROVED PROPERTY KNOWN AS: 3712 Belle Oaks Drive, Antioch, TN 37013

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 22nd DAY OF November, 2002.

Michael Nathan Crocker

Michelle E. Crocker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22ND day of November, 2002, before me personally appeared Michael Nathan Crocker and wife, Michelle E. Crocker, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.

JAMIE L. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

MY COMMISSION EXPIRES SEPTEMBER 24, 2005

Notary Public

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WARRANTY DEED

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