FILE BOX 45

# WARRANTY DEED

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 169,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December 20 02

Notary Public

MY COMMISSION EXPIRES: ~~January 29, 2005~~ 3-29-03
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Patricia B. Kelley (NAME) | Coldwell Banker Mortgage (NAME) | MAP 84-14 |
| 205 Bermuda Drive (ADDRESS) | 3000 Leadenhall Road (ADDRESS) | PARCEL 31 |
| Nashville, TN 37214 (CITY) (STATE) (ZIP) | Mount Laurel, NJ 08054 (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, Arthur K. Darden and wife, Shelia A. Darden

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia B. Kelley, unmarried and Natalie S. Kelley, married

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:

BEING Lot No. 50 and part of Lot No. 52, on the Plan of Donelson Meadows, Section Two, as of record in Book 2133, Pages 100 and 101, Register's Office for Davidson County, Tennessee.

SAID Lot No. 50 and part of Lot 52 front together 177.27 feet along the easterly side of Bermuda Drive and extends back 279.50 feet along the northerly side line and 256.7 feet along the southerly side line to a rear line measuring 153.00 feet thereon.

BEING the same property conveyed to Arthur K. Darden and wife, Shelia A. Darden by deed from Sara E. Grissom, a widow and Estate of Joseph Terry Grissom, of record in Book 11023, Page 966, Register's Office for said County.

This conveyance is made subject to: (1) 2002 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Book 2133, Pages 100 and 101, said Register's Office.

unimproved ( )
This is improved ( X ) property, known as 205 Bermuda Drive, Nashville, TN 37214
(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 12th day of December, 20 02

Arthur K. Darden

Shelia A. Darden

Davidson County DEEDWARR
Recvd: 12/23/02 11:21 2pgs
Fees:13.00 Taxes:625.30

20021223-0158070

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 Arthur K. Darden and wife, Shelia A. Darden

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 Nashville, Tennessee, this 12th day of December 20 02

Commission expires ~~January 29, 2005~~ 3/29/03

Notary Public

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 (or proved to me on the basis of satisfactory evidence) 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 _____ 20_____.

My commission expires _____

Notary Public