ADDRESS NEW OWNERS and
SEND TAX BILLS:
GARY BERMAN and wife,
ROXANNE BERMAN
P.O. Box 325
Goodlettsville, TN
37070-0325

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
26 - 1 - 44

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, T. P. CURTIS, III, CHARLES M. CURTIS and [redacted], GOLDEN T. CURTIS, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfers and conveys to GARY BERMAN and wife, ROXANNE BERMAN, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lots Nos. 16 and 17 of Block "D" on the Plan of Roscoe Place, Goodlettsville, Tennessee, of record in Book 843, Page 72, Register's Office for said County.

Said Lots Nos. 16 and 17 front together 63 feet on the southerly side of Drake Street and run back 150 feet on the easterly line of Lot 16 and 162 feet 6 inches on the westerly line of Lot 17 with the easterly margin of Donald Avenue, to a dead line, measuring 128 feet thereon.

Being the same property conveyed to Patricia F. Long by Divorce Decree of record in Book 5596, Page 7, Register's Office for Davidson County, Tennessee. The said Patricia F. Long having since died. By will of record in Will Book 67, Page 18, Probate Court for Sumner County, Tennessee, said property was left to the Grantors herein.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 201 Drake Street, Goodlettsville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Davidson County DEEDWARR
Recvd: 12/28/02 08:41 2pgs
Fees:13.00 Taxes:388.50
20021228-0160371

Executed on this 18 day of ~~November~~ December, 2002.

T. P. CURTIS, III

CHARLES M. CURTIS

GOLDEN T. CURTIS

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, T. P. CURTIS, III, the within named 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 at office this 18 day of December, 2002.

NOTARY PUBLIC

My Commission Expires:
10/24/05

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, CHARLES M. CURTIS, the within named 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 at office this 18 day of December, 2002.

NOTARY PUBLIC

My Commission Expires:
10/24/05

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, GOLDEN T. CURTIS, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 17 day of December, 2002.

NOTARY PUBLIC

My Commission Expires:
My Commission Expires February 11, 2003

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $105,000.00.

AFFIANT

Subscribed to and sworn before me, this the 18 day of December, 2002.

NOTARY PUBLIC

My Commission Expires:
6-7-05

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989