Box 1

WARRANTY DEED

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$174,900.00**

Lori Holloway
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **16TH** DAY OF **DECEMBER, 2002**.

Notary Public

MY COMMISSION EXPIRES: **January 29, 2005.**
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry J. Gribbins	**Pulte Mortgage Corp.**	**Map 136-13-A, Parcel 4.00 CO**
(NAME)	(NAME)	
1004 Waverunner Drive	**6061 S. Willow Drive, Suite 300**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	**Greenwood Village, CO 80111**	
(CITY) (STATE) (ZIP)	(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, **Ralph D. Stevens**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Larry J. Gribbins and wife, Dorothy E. Gribbins**, 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. 4 on the Plat of Watersview of record in Instrument No. 20010515-0050286, Register's Office for said County, to which plat reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Ralph D. Stevens by deed of record in Instrument No. 20020129-0012336, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Ralph D. Stevens by Lori Holloway as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Instrument 20021230-0161636, in the Register's Office for Davidson County, Tennessee.

The said Ralph D. Stevens is one and the same person as Ralph Stevens.

unimproved ☐
This is improved ☒ property, known as **1004 Waverunner Drive, Nashville, TN 37217**
(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.

Davidson County DEEDWARR
Recvd: 12/30/02 09:56 2pgs
Fees:13.00 Taxes:647.13

20021230-0161637

Witness **my/our hand(s)** this **16th day of December, 2002**.

Ralph D. Stevens

Ralph D. Stevens by Lori Holloway
his Attorney-in-Fact

By: Lori Holloway

State of Tennessee
County of Davidson

On this **16th** day of **December, 2002** before me personally appeared **Lori Holloway**, the person who executed the foregoing instrument on behalf of **Ralph D. Stevens**, and acknowledged that she executed the same as the free act and deed of the said Ralph D. Stevesn, through Power of Attorney granted her, by the said Ralph D. Stevens.

SHARLA THOMPSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

Commission Expires:

1-29-05