

MY COMMISSION EXPIRES:
NOVEMBER 06, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of December, 2002.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 2637 Murfreesboro Pike, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert P. Burkett and wife, Vera L. Burkett	Columbia National Mortgage	Map: 105-09-A-173
(NAME) 3005 Cedarcliff Court	(NAME) 216 Centerview Drive, Suite 102	Parcel:
(ADDRESS) Antioch TN 37013	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, CRAIG GIBBS AND WIFE, TRUDI GIBBS, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto ROBERT P. BURKETT AND WIFE, VERA L. BURKETT, 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 all of Lot No. 101, on the plan of Forest View Park, Section V, Phase II, as shown by plat appearing of record in Plat Book 6250, Page 458, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Craig Gibbs and wife, Trudi Gibbs by Warranty Deed of record in Instrument number 20021030-0133037, said Register's Office.

This conveyance is subject to the following:
Restrictive Covenants as recorded in Deed Book 7075, Page 790, Book 8550, Page 755, Book 9029, Page 978 and Book 6539, Page 294; Easement to Gulf Interstate Gas Company in Deed Book 2244, Page 13; Easement to Columbia Gulf Transmission Company in Deed Book 3463, Page 126; Easement Pipeline in Deed Book 3852, Page 679; Deed of Conveyance in Book 9190, Page 528 and Book 9190, Page 532; Deed of Common Area to Homeowners' Association in Book 8794, Page 151; and, any and all matters as shown on plat of record in Plat Book 6250, Page 458; all of the Register's Office for Davidson County, Tennessee.

Unimproved (X)
This is improved ( ) property, known as 3005 Cedarcliff Court, Antioch, TN 37013
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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: 01/03/03 09:19 2pgs
Fees:13.00 Taxes:406.63
20030103-0000966

Witness our hands this 31st day of December, 2002.

Craig Gibbs

Trudi Gibbs

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Craig Gibbs and wife, Trudi Gibbs who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of December, 2002.

Notary Public

My Commission Expires:

(SEAL)

EILEEN STRANGE
NOTARY PUBLIC AT LARGE
CANNON CO., TENN.
MY COMMISSION EXPIRES: NOVEMBER 06, 2006

Mail After Recording To:

Southern Title Services, LLC
2637 Murfreesboro Pike
Nashville, TN 37217