WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/08/03 11:50 2pgs
Fees:13.00 Taxes:1073.00

20030108-0003341

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 290,000.00

Jan M. Craig
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 27TH DAY OF DECEMBER, 2002.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN MY COMMISSION EXPIRES MAY 30, 2004

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5115 MARYLAND, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Richard T. Craig and Jan M. Craig	Richard T. Craig and Jan M. Craig	MAP:131-05
4320 Lindawood Drive	4320 Lindawood Drive	Parcel:6
Nashville, TN 37215	Nashville, TN 37215	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JULIA LOCKE STRINGFELLOW

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

RICHARD T. CRAIG AND WIFE, JAN M. CRAIG

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is X property known as 4320 Lindawood Drive, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 on the 27th day of December, 2002.

Julia Locke Stringfellow

Julia Locke Stringfellow

STATE OF TENNESSEE
COUNT OF DAVIDSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, JULIA LOCKE STRINGFELLOW, the bargainor(s), 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 and official seal at Nashville, Tennessee , this 27th day of December, 2002.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN MY COMMISSION EXPIRES MAY 30, 2004

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Sneed Estates, of record in Book 2133, Pages 10 and 11, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Said Lot No. 6 fronts 122 feet on the easterly side of Lindawood Drive and runs back between parallel lines 334 feet to a dead line in the road, measuring 122 feet thereon.

Being the same property conveyed to Billy F. Stringfellow and wife, Julia L. Stringfellow by deed from Oak Hill Land Company, a Tennessee Corporation, of record in Book 2100, Page 427, Register's Office for Davidson County, Tennessee. Billy F. Stringfellow having since died.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herrein.