BOK 34

STATE OF TENNESSEE
COUNTY OF SUMNER

03-3070

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 2003.

Notary Public

MY COMMISSION EXPIRES: 10/10/2006

TANIS E. BURKE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Comm. Expires

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 131 Indian Lake Road, Suite 203, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bonnie Jo Bruggeman	Right Mortgage Company	72-16
(NAME)	(NAME)	
1517 Harwood Drive	106-B West Hill Drive	157
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37206	Lebanon, TN 37087	
(CITY) (STATE) (P.O. 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, WE, Estate of Irene P. Fuller

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

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. 90 on the Map of Porter Heights, Part Two, of record in Plat Book 1424, page 79, Register's Office for Davidson County, Tennessee.

Said Lot No. 90 fronts 83 feet on the easterly side of Harwood Drive and runs back between parallel lines 150 feet to a dead line and measures 83 feet thereon.

BEING the same property conveyed to Irene P. Fuller, partly by deed of record in book 1725, page 451, and partly by deed of record in Book 3157, page 431, Register's Office for Davidson County, Tennessee.

The said Irene P. Fuller has since died and by Last Will and Testament has appointed Timothy L. Takacs as her Executor with power to sell real property as part of her probate estate.

Davidson County DEEDWARR
Recvd: 02/05/03 08:43 2pgs
Fees:13.00 Taxes:262.33

20030205-0015554

This is improved property known as 1517 Harwood Drive, Nashville, TN 37206

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 his hand this 31st day of January, 2003.

Estate of Irene P. Fuller
Timothy L. Takacs. Executor

03-3070

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, Janis L. Duree, 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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the Estate of Irene P. Fuller the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at Hendersonville Tennessee on this the 31st day of January, 2003.

My commission expires 4/10/2006

_____
Notary Public Janis L. Duree

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named Timothy L. Takacs, Executor for Estate of Irene P. Fuller the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 31st day of January, 2003.

JANIS L. DUREE
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My commission expires 4/10/2006
My Comm. Expires 4/10/06

_____
Notary Public Janis L. Duree