WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/07/03 10:18 2pgs
Fees:13.00 Taxes:592.00

20030207-0017080

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$160,000.00.**

Hazel G Cooper
Affiant

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 3rd DAY OF February 2003.

Judy Reed
NOTARY PUBLIC

MY COMMISSION EXPIRES: 02/20/06

NOTARY PUBLIC RUTHERFORD COUNTY TENNESSEE

THIS INSTRUMENT PREPARED BY Richard Hedgepath, Jr., Attorney at Law, 4800 Charlotte Ave., Nashville, TN 37209.

NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Hazel G. Cooper	SunTrust Mortgage Co.	Map 142-090H
9004 Sawyer Brown Road	P.O. Box 79041	Parcel 117
Nashville, TN 37221	Baltimore, MD 21279-0041	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, Marjorie S. Thompson, unmarried, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hazel G. Cooper, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Unit No. 9004, together with the carport designated as No. 9004-C, appurtenant interest in the common elements of River Plantation, Section IX, Phase II-E, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee as shown on the plat of River Plantation, Section IX, Phase II-E, Condominium Apartments, recorded in Book 7900, pages 583 and 584, Register's Office for Davidson County, Tennessee; and described in a Master Deed recorded in Book 8061, page 341 and further described in annexation document of record in Book 9053, page 256, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section IX, Phase II-E, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 8061, pages 341-346 and annexation document in Book 9053, page 256, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. This conveyance is also subject to the Covenants, Conditions and Restrictions for the River Plantation Section 8-11 Umbrella Association, Inc., of record in Book 7389, page 924, and annexation documents of record in Book 8494, page 628, Book 8591, page 251, Book 8666, page 319, Book 8844, page 642, as amended in Book 8975, page 89, and Book 9053, page 256, Register's Office for said County.

Being the same property conveyed to Marjorie Thompson by deed from William A. Parks and wife, Bernice B. Parks, as of record in Deed Book 10216, Page 587, Register's Office for Davidson County, Tennessee.

This is improved property known as: **9004 Sawyer Brown Rd., Nashville, TN 37221.**

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, her heirs and assigns, forever; and I do covenant with said GRANTEE that I am 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 / or any encumbrances of record; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 my hands this 3rd day of February 2003.

Marjorie S. Thompson

MARJORIE S. THOMPSON - Seller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marjorie S. Thompson, the 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 and official seal at Nashville, Tennessee, this 3 day of February 2003.

Richard Hedgepath Jr.

NOTARY PUBLIC

My commission expires: 03-29-03

RICHARD HEDGEPATH JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 29, 2003