Return to:

HIX & GRAY, PLC
1620 AMSOUTH CENTER
315 DEADERICK STREET
NASHVILLE, TN 37238

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson MAP

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,000.00.

Natasha Billrey
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 2 day of March, 2003.

Notary Public

My Commission Expires: ~~My Commission Expires September 30, 2006~~

KATURA JOHNSON NOTARY PUBLIC DISTRICT OF COLUMBIA

H. Mary Duncan NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 04/02/03 16:02 2pgs
Fees:13.00 Taxes:329.30
20030402-0043838

ADDRESS NEW OWNER(S) AS FOLLOWS:
Connie Jean & Ronald Duman
927 South 13th Court
Nashville, Tennessee 37206

SEND TAX BILLS TO:
~~NEW OWNER~~ Wells Fargo Home Mortgage, Inc.
11301 Carmel Commons Blvd. 309
Charlotte, NC 28226

MAP-PARCEL NUMBERS:
Map/Parcel: 094-050-073.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Prudential Relocation, Inc., a Colorado corporation,** hereinafter referred to as Grantor, hereby transfers and conveys to **Connie Jean Duman and Ronald Duman,** hereinafter referred to as 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. 87, Section 1, revised Shelby Heights Subdivision, as shown on the plat of record in Book 2230, page 171, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Prudential Relocation, Inc., a Colorado corporation by deed from Lisa Marie Lancaster, an unmarried woman, of record at Instrument # 20030402-0043837, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2330, page 171, Register's Office for Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

07507-BW

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2003, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTOR paying her prorata share thereof to GRANTEE who will be responsible for payment of said taxes.

This is improved property known as 927 South 13th Court, Nashville, Tennessee 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 **GRANTEE**, its heirs and assigns forever, and I do covenant with the 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 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**, its 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 hand this 24 day of March, 2003.

CORPORATE SEAL

Prudential Relocation, Inc.

By: John R. Reeves

Its: Assistant Vice President

STATE OF District of Columbia
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John R. Reeves, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she is the A.V.P. of Prudential Relocation, Inc. and who further acknowledged that he/she executed the foregoing instrument for the purposes therein contained by signing his/her name as the A.V.P. of Prudential Relocation, Inc.

KATURA JOHNSON NOTARY PUBLIC DISTRICT OF COLUMBIA

Witness my hand and official seal this 24 day of March, 2003.

Katura Johnson
Notary Public

My Commission Expires: My Commission Expires September 30, 2006

07507-BW