File #200370032

Davidson County DEEDWARR
Recvd: 05/20/03 09:01 2pgs
Fees:13.00 Taxes:306.72
20030520-0068407

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72896.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of May, 2003.

Notary Public

MY COMMISSION EXPIRES: 03/28/05

(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
Charles Huske	Pacific Guarantee Mortgage	72-02-14
(NAME) 1012 Iverson Avenue	(NAME) 8230 Boone Blvd., Ste 200	
(ADDRESS) Nashville TN 37216	(ADDRESS) Vienna, VA 22182	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, SUZON MARTIN, UNMARRIED, hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto CHARLES HUSKE,*hereinafter called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: *an unmarried person

Land in Davidson County, Tennessee, being all of Lot No. 72, on the Map of Maynor Place, as shown by plat appearing of record in Plat Book 843, Page 24, 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 Suzon Martin, unmarried, by Warranty Deed of record in Book 10088, Page 31, said Register's Office.

This conveyance is subject to the following:
All matters as shown on plat of record in Plat Book 843, Page 24, in the Register's Office for County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 1012 Iverson Avenue, Nashville, TN 37216
(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 GRANTEE, his heirs and assigns forever; and Grantor covenants with the said GRANTEE that she is 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 Grantee agreeing to pay said tax when due; and Grantor further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 our hands this 14th day of May, 2003.

Suzon Martin
by Earl Martin, Atty. in Fact

Suzon Martin
by Earl Martin, Attorney in Fact

STATE OF Tennessee

COUNTY OF Davidson

On this14th day of May, 2003, before me personally appeared Earl Martin, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the attorney-in-fact of Suzon Martin and is authorized by her, and does hereby acknowledge the execution of this instrument on her behalf, by virtue of an instrument of record in Instrument No. 4, Register's Office of County, Tennessee.

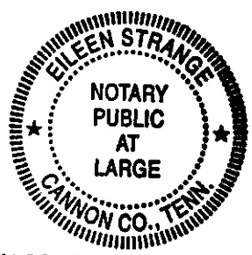
Witness my hand and official seal, this 14th day of May, 2003.

Eileen Strange

Notary Public

#20030520-0068406

My Commission Expires: 11/6/06



MY COMMISSION EXPIRES:
NOVEMBER 06, 2006

(SEAL)

Mail After Recording To:

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