Box 1

WARRANTY DEED

P-SB-03-402

JENNIFER FISHER NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $132,500.00

Affiant

Subscribed and sworn to before me, this 23rd DAY OF May, 2003.

Notary Public

MY COMMISSION EXPIRES: ~~04/20/05~~ 2/20/07
(AFFIX SEAL) 98

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1800 Mallory Lane, Ste. A
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vlado Barisic	Owner (NAME)	
402 Capri Court		90-15-142
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37209		
(CITY) (STATE) (ZP)	(CITY) (STATE) (ZP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we MARJORIE A. WATKINS, AN UNMARRIED WOMAN,, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto VLADO BARISIC AND WIFE SLAVENKA BARISIC, hereinafter called the Grantees, their heirs and assigns, that 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. 1154 on the Map of Charlotte Park Subdivision, Section 16, as of record in Book 3300, page 97, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Marlin E. Watkins and wife, Marjorie A. Watkins by Deed dated March 4th, 1970, filed for record in Book 4402, Page 281, Register's Office for Davidson County, Tennessee. The said Marlin E. Watkins having since died.

This conveyance is made subject to the following: Taxes for 2003 and subsequent years; all matters shown on the Plan of record in Plat Book 3300, page 586; Restrictions of record in Book 3502, page 586; Easement and Restrictions in Book 2142, page 313; Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 402 Capri Court, Nashville, Tennessee 37209
(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 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 my/our hand(s) this 23rd day of May, 2003.

Marjorie Watkins

Marjorie A Watkins

Davidson County DEEDWARR
Recvd: 05/28/03 09:27 2pgs
Fees:13.00 Taxes:490.25

20030528-0071625

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Carol T. Baker, a Notary Public in and for said County and State, the within named Marjorie A. Watkins , the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of May, 2003.

My Commission Expires: 01/26/05

Notary Public

NOTARY PUBLIC AT LARGE

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 23rd day of May, 2003.

My Commission Expires _____

_____
Notary Public

RETURN TO:
PRESTIGE TITLE, LLC

1800 MALLORY LANE, STE. A
BRENTWOOD, TN 37027

615-515-6800