(2)

File #200310237

Davidson County DEEDWARR
Recvd: 06/04/03 19:04 2pgs
Fees:13.00 Taxes:388.13

20030604-0077209

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 104,900.00.

Rita G. Raymer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of May, 2003.

Notary Public

MY COMMISSION EXPIRES: 11/2/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rita G. Raymer	First Franklin Financial Corporation	Map: 162-01-E-18.00 CO
(NAME) 535 Park Court	(NAME) 112 Town Park Drive, Ste. G150	Parcel:
(ADDRESS) Nashville TN 37211	(ADDRESS) Kennesaw, GA 30144	
(CITY) (STATE) (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, JERALD K. PIERCE AND WIFE, REBECCA A. PIERCE, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto RITA G. RAYMER, 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:

Land in Davidson County, Tennessee, being all of Lot No. 18, on the Plan of Park Court, a Planned Unit Development, as shown by plat appearing of record in Plat Book 6900, Page 967, amended in Instrument No. 20010703-0070500, 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 Jerald K. Pierce and wife, Rebecca A. Pierce by Warranty Deed of record in Book 11363, Page 275, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Declaration of Covenants Conditions and Restrictions of record in Book 7814, Page 784; Book 7930, Page 986; Book 7931, Page 1; Amended in Book 8010, Page 476; Book 8010, Page 478; By-Laws of record in Book 7814, Page 804; Amended in Book 7931, page 3; Charter for Park Court Homeowners Association of record in Book 7918, Page 559; Revocation of Declaration of Covenants Conditions and Restrictions of record in Book 7930, Page 985; Quitclaim Deed to Homeowners' Association for common area in Book 8010, Page 480 and, any and all matters shown on plat of record in Plat Book 6900, Page 967, amended in Instrument No. 20010703-0070500; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 535 Park Court, Nashville, TN 37211
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 hand this 30th day of May, 2003.

Jerald K. Pierce by Daniel P. Bush as Attorney in fact

Jerald K Pierce
By Daniel P. Bush as Attorney-in-Fact

Rebecca A. Pierce by Daniel P. Bush as Attorney in fact.

Rebecca A. Pierce
By Daniel P. Bush as Attorney-in-Fact

STATE OF Tennessee

COUNTY OF Williamson

On this 30th day of May, 2003, before me personally appeared Daniel P. Bush, 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 Jerald K. Pierce and Rebecca A. Pierce and is authorized by them, and does hereby acknowledge the execution of this instrument on their behalf, by virtue of an instrument of record in Instrument # * , Register's Office of Davidson County, Tennessee.

* 20030604-0077208

Witness my hand and official seal, this 30th day of May, 2003.

Notary Public

My Commission Expires: 7-29-06

(SEAL)

QUANITA C. JOHNSON
NOTARY PUBLIC AT LARGE
MY COMMISSION EXPIRES JULY 29, 2006
DAVIDSON COUNTY, TENNESSEE

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027