07

Realty 48A

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $97,900.00

Shannon Gray
Affiant

Subscribed and sworn to before me, this 17th day of June, 2003.

Notary Public
My commission expires: 10/19/04

MARY JANE HARDEN NOTARY PUBLIC AT LARGE GILES COUNTY, TENN. My Commission Expires October 19, 2004

Davidson County DEEDWARR
Recvd: 06/26/03 10:17 2pgs
Fees:13.00 Taxes:362.23

20030626-0088246

Address of New Owner:	Send Tax Bills to:	Tax Information
Shannon Gray	Guaranty Trust Company	131-02-A
2116 Hobbs Road, #E-5	640 Broadmor Blvd., #100	024.00CO
Nashville TN 37215	Murfreesboro, TN 37129-1218	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Mary E. Payne, unmarried**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Shannon Gray**, hereinafter called the Grantees, their successors 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 Unit No. E-5 on the Plan of Hobbs House Apartments, as of record in Book 4595, Page 74 and amended in Book 5200, Page 54, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mary E. Payne, unmarried by deed from Joy Smith Heimermann and Charles Heimermann of record in Instrument No. 200006200061134, Register's Office for said County.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as **2116 Hobbs Road, #E-5, Nashville, TN 37215.**

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 17th day of June, 2003.

Mary E. Payne

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mary E. Payne, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained

Witness my hand in Franklin, TN, this 17th day of June, 2003.

Notary Public

My Commission expires 10/19/04

MARY JANE HARDEN
NOTARY PUBLIC AT LARGE
GILES COUNTY, TENN.
My Commission Expires
October 19, 2004