03

Realty Title
48-A

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $85,400.00

Affiant

Subscribed and sworn to before me, this 11th day of July, 2003.

Notary Public
My commission expires: 03/14/05

Address of New Owner:	Send Tax Bills to:	Tax Information
Cathy M. Gunn	AmSouth Bank	61-16-306
1300 Sunnymeade Drive	550 Metroples Drive	
Nashville TN 37216	Nashville, TN 37211-4701	

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, John Whitaker, Sr. and wife, Judy Whitaker, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Cathy M. Gunn , 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 Lot No. 46 and the west 25 feet of Lot No. 47, and the west 2.5 feet of Lot No. 45 of Block "A" as shown on the Map of Sunnymeade Subdivision, of record in Book 974, Pages 56 and 57, Register's Office for said County.

Said Lot No. 46 and parts of Lot Nos. 47 and 45 adjoin and front together 77.5 feet on the south side of Sunnymeade Drive, and run back between parallel lines along the east margin of Kennedy Avenue, 140 feet to a dead line.

Being the same property conveyed to John Whitaker, Sr. and wife. Judy Whitaker, by deed from Savannah Joy Johnson and Jane Arvine Whitson, of record in Instrument No. 20020524-0063664, Register's Office for Davidson County, Tennessee.

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 1300 Sunnymeade Drive, Nashville, TN 37216

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 11th day of July, 2003.

John Whitaker, Sr.

Judy Whitaker

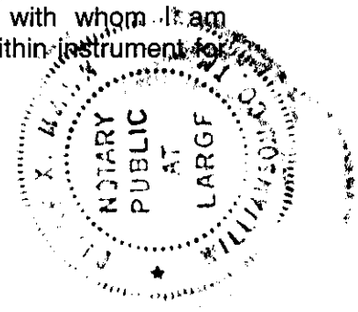
Davidson County DEEDWARR
Recvd: 07/21/03 08:36 2pgs
Fees:13.00 Taxes:315.98

20030721-0101574

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John Whitaker, Sr. and Judy Whitaker, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 11th day of July, 2003.



Notary Public

My Commission expires 03/14/05