WARRANTY DEED

MARY DIRTHROW NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 25, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,900.00

LaDonna G. Knott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 2003

Mary Dirthrow
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LaDonna G. Knott (NAME)	New State Mortgage Company (NAME)	MAP 061-02
409 Broadmoor Drive (ADDRESS)	8401 Virginia Street (ADDRESS)	PARCEL 159
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Merrillville, IN 46410 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Steven W. Hall and wife, Vonnie Hall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LaDonna G. Knott, Unmarried

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 the 12th Civil District of Davidson County, Tennessee, described according to a survey made by Barge, Waggoner & Sumner, Inc. dated January 21, 1964, being Lot No. 14, a part of the Sweeny-Clark Realty Company's property as follows:

Beginning in the north margin of Broadmoor Drive at the corner of Tracts No. 13 & 14; thence along the line between said tracts, North 8 degrees 29 minutes East 280.9 feet; thence South 32 degrees 42 minutes East 96.2 feet to a monument; thence South 72 degrees 18 minutes East 45 feet to the corner of Tracts No. 14 & 15; thence with the line of said tracts South 10 degrees 47 minutes West 203.4 feet to the north margin of Broadmoor Drive; thence with said Drive, westerly 100 feet to the point of beginning.

BEING the same property conveyed to Steven W. Hall and wife, Vonnie Hall by Warranty Deed from Sherry Hoffman Frazor of record by Instrument No. 20021226-0158629, Register's Office for Davidson County, TN

This conveyance is subject to taxes for the year 2003, and subsequent years, easements and restrictive covenants of record.

Davidson County DEEDWARR
Recvd: 07/30/03 13:30 2pgs
Fees:13.00 Taxes:502.83
20030730-0107569

unimproved ( )
This is improved (X) property, known as 409 Broadmoor Drive, Nashville, TN 37207
(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 our hand S this 18th day of July, 2003

Steven W. Hall

Vonnie Hall

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named Steven W. Hall and wife, Vonnie Hall

the bargainor , with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 18th day of July, 2003.

Commission expires My Commission Expires OCT. 25, 2003

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County 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 , and attesting the same by the said as such .

Witness my hand and official seal at office at on this the day of , .

My commission expires

Notary Public