Davidson County DEEDWARR
Recvd: 08/26/03 13:36 2pgs
Fees:13.00 Taxes:197.95

20030826-0123714

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP42297

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $53,500.00

Julie A. Hatcher
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of July, 2003

Notary Public

MY COMMISSION EXPIRES:_____

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julie A. Hatcher	First State Bank	42-8-101
5014 Bonnahill Drive	P.O. Box 1387	
Hermitage, TN 37076	Goodlettsville, TN 37070-1387	

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, I/WE,

Samuel Stan and wife, Rodica Stan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Julie A. Hatcher

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 Lot No. 18B Zone Lot Division of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 51, 52, 53, 54, 55, 56, 57, 58, 59 and 60, Heritage Place of record in Plat Book 6250, page 632, amending Plat Book 5200, page 628, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description of said lot.

Being the same property conveyed to Samuel Stan and wife, Rodica Stan by Warranty Deed from Teresa L. McCoy Turner and husband, Russell Turner of record in Book 9505, Page 651 and re-recorded in Book 9572, Page 262, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 531 Amquiwood Ct., Madison, TN 37115

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 25th day of July, 2003

SAMUEL STAN by Laurentiu Boroje AIF
Samuel Stan

RODICA STAN by by Laurentiu Boroje, AIF
Rodica Stan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 25th day of July, 2003, before me personally appeared LAURENTIO BRANZA, to me known to be the person who executed the foregoing instrument in behalf of SAMUEL STAN and wife, RODICA STAN, as their Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said SAMUEL STAN and wife, RODICA STAN, as though they had personally acted.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of July, 2003.

Notary Public

My Commission Expires: 7/24/2006