Davidson County DEEDWARR
Recvd: 09/05/03 10:33 2pgs
Fees:13.00 Taxes:436.60

20030905-0130002

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 210
Hendersonville, TN 37075
File No. 05-0307-61007

NOTARY PUBLIC AT LARGE
MARY BRIGHT
DAVIDSON COUNTY, TENN.

My Commission Expires OCT. 25, 2003

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $ 118,000.00.

D. Amaplee
Affiant

Subscribed and sworn to before me, this 2nd day of September, 2003.

Mary Bright
Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
Pierre Sainvil	1st Trust Bank For Savings	42-8-A-2
1741 Heritage Glenn Dr.	P.O. Box 17257	
Madison, TN 37115	Memphis, TN 38187-0257	

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, Amy Vandygriff and wife, Edward L. Vandygriff, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Pierre Sainvil and wife, Nicole Sainvil, 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. 2, on the Plan of the Final Plat, Heritage Glen P.U.D., of record in Plat Book 6900, Page 981, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Edward L. Vandygriff and wife, Amy Vandygriff by deed from Tri-County Builders, Inc., of record in Book 8810, Page 259, 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 1741 Heritage Glenn Dr., 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, 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 2 day of September, 2003.

Amy Vandygriff
Amy Vandygriff

Edward L Vandygriff
Edward L. Vandygriff

STATE OF TENNESSEE
COUNTY OF SUMNER

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

Witness my hand in Hendersonville, Tennessee, this 3 day of September, 2003.

Notary Public

My Commission expires 8/10/2004