Davidson County DEEDWARR
Recvd: 09/12/03 11:05 2pgs
Fees:13.00 Taxes:464.35

20030912-0134256

STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,500.00

x Alberita B. Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September, 2003

PENNY ALLISON NOTARY PUBLIC AT LARGE TENN. SUMNER COUNTY

Notary Public

MY COMMISSION EXPIRES 3-23-07

File No. G3-8938D

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Alberita B. Wilson, a single woman (NAME)	ABN AMRO Mortgage Group, Inc. (NAME)	53-9-84
1420 Apache Lane (STREET ADDRESS OR ROUTE NUMBER)	2600 W. Big Beaver Road (STREET ADDRESS)	
Madison, Tennessee 37115 (CITY) (STATE) (P.O. ZIP)	Troy, MI 48084 (CITY)(STATE) (ZIP)	

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, WE, Harry N. Compton and Mary Jo. Compton, husband and wife and Margaret L. Terry, a single woman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alberita B. Wilson, a single woman, 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 47 on the plan of the Resubdivision of Lots 47, 48, 62 & 63, Kimbolton, Phase II, of record in Book 6900, page 853, Register's Office for said county.
Said lot No. 47 which is a corner lot, fronts 76.09 feet on the southwesterly margin of Apache Lane and fronts 126.35 feet on the northwesterly margin of Joe Pyron Drive said frontage being joined by a curve having a length of 39.27 feet, and extends back 99.45 feet on the southwesterly line and 151.36 feet on the northwesterly line to a point of intersection.

Being the same property conveyed to Harry N. Compton and Mary Jo. Compton, husband and wife and Margaret L. Terry, a single woman, by Deed of Record in Book 8455, Page 663, Register's Office for Davidson County, Tennessee.
Harry N. Compton having since died, vesting sole ownership in Mary Jo. Compton as surviving tenant by the entirety.

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (XX) property, known as 1420 Apache Lane, 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. Whenever 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 8th day of September, 2003.

x Margaret L. Terry
Margaret L. Terry

x Mary Jo Compton
Mary Jo. Compton

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 Margaret L. Terry and Mary Jo. Compton, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 8th day of September, 2003.

Commission expires 3/25/06

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____ (title) for _____ (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8th day of September, 2003.

My Commission Expires:_____

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____ , attorney-in-fact for _____ , with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8th day of September, 2003.

My Commission Expires:_____

Notary Public

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282