prepared by: Southeast Title of Tenn.
return to: 214 Centerview Drive Suite 101
Brentwood TN 37027

FILE BOX 30

301171

Davidson County DEEDWARR
Recvd: 10/14/03 10:41 2pgs
Fees:13.00 Taxes:397.75
20031014-0151944

State of Tennessee
County of WILLIAMSON
The actual consideration or value whichever is greater is $107,500.00.

Subsribed and sworn before me this the 7th day of October, 2003.

JOHN A. BELL NOTARY PUBLIC AT LARGE (Affix Seal) DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES JULY 24, 2006

Affiant

Notary Public

WARRANTY DEED

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc. 301171

214 Centerview Drive, Suite 101, Brentwood, Tennessee 37027

Address of new owner:
Eric Ryan Barrett
260 Bonnacroft Drive
Hermitage, TN 37076

Send tax bills to:
Columbia National Mortgage
7142 Columbia Gateway Drive
Columbia, MD 21046

Map 75-13 Parcel 73

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Troy Northcutt and wife, Lisa Northcutt

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Eric Ryan Barrett and wife, Shannon Barrett

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 93 on the Plan of Final Plat of Hermitage Hills Subdivision of record in Plat Book 2900, pages 48 and 49, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all the property conveyed to ~~Eric Ryan Barrett~~ * by warranty deed of record in Instrument Number 20020805009340, said Register's Office.

* Troy K. Northcutt and Lisa Northcutt

THIS IS IMPROVED PROPERTY KNOWN AS 260 Bonnacroft Drive, Hermitage, TN 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 7th day of October, 2003.

Troy Northcutt

Lisa Northcutt

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Troy Northcutt and Lisa Northcutt, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 10/07/03.

My commission expires:

_____

_____
Notary Public

JOHN A. BELL, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIR
JULY 2