#7107
Box 13

ADDRESS NEW OWNERS AS
~~SEND TAX BILLS:~~
~~RICHARD ROGERS AND WIFE~~
DESTINEE ROGERS
1052 MULBERRY WAY
NASHVILLE, TN 37207
SEND TAX BILLS:
COASTAL CAPITAL CORP.
320 Ponte Vedra Park Dr #200
Ponte Vedra, FL. 32082

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
50 - 3 - B - 27

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED EIGHTEEN THOUSAND DOLLARS ($118,000.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, LOIS JORDAN, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to ~~RICHARD ROGERS AND WIFE~~ DESTINEE ROGERS,* MARRIED hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 27, Mulberry Downs, Phase One A, of record in Plat Book 6900, Page 940, amended in Plat Book 7900, Pages 84 thru 88, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lois Jordan by a Warranty Deed dated October 12, 1990, of record in Book 8218, Page 515, and Quitclaim deed in Instrument No. 20040121-0007888, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 1052 Mulberry Way, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTOR covenants with GRANTEES that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTOR further covenants and binds herself, her heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 01/21/04 10:25 2pgs
Fees:13.00 Taxes:436.60
20040121-0007889

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on this 31 day of December, 2003.

LOIS JORDAN

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, LOIS JORDAN, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 31 day of December, 2003.

NOTARY PUBLIC

My Commission Expires:

10/24/05

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $118,000.00.

AFFIANT

Subscribed to and sworn before me, this the 16 day of December, 2003.

NOTARY PUBLIC

My Commission Expires:

5/23/04

BETH TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 2006

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