RETURN TO: SATURN & MAZER TITLE SERVICES, INC.
212 THIRD AVENUE NORTH, NASHVILLE, TN 37201
FILE ~~BOX " 7 " SP42757~~

Davidson County DEEDWARR
Recvd: 02/11/04 14:22 2pgs
Fees:13.00 Taxes:421.43
20040211-0016698

DEBORAH J. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$113,900.00**

Robert L. All
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF **FEBRUARY, 2004.**

Deborah J. Cohen
Notary Public

MY COMMISSION EXPIRES: 9-22-2007.
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
**COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| **MALON TAPP** | Washington Mutual Bank, FA | **150-07-0-411** |
| (NAME) **3412 COUNTRY WAY ROAD** | (NAME) P.O. Box 25064 | |
| (ADDRESS) **ANTIOCH, TN 37013** | (ADDRESS) Santa Ana, CA 92799-5064 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

## ***WARRANTY DEED***

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, ROBERT L. ALL AND WIFE, DENISE L. ALL** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MALON TAPP,*** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

***unmarried**

Land in Davidson County, Tennessee, being Lot No. 527 on the Plan of Towne Village of The Country, Section 4B, of record in Plat Book 6250, page 496, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Robert L. All, unmarried, from Perry D. Throckmorton and wife, Nancy Throckmorton by deed of record in Book 9126, page 398, Register's Office for Davidson County, Tennessee.

Denise L. All joins in this conveyance to convey all rights, title, and interest she may have in said property by virtue of her marriage to Robert L. All.

This conveyance is subject to all matters as set forth in the Plan of record in Plat Book 6250, page 496, and to any and all easements, restrictions and conditions of record which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved( X ) property, known as **3412 COUNTRY WAY ROAD, ANTIOCH, TN 37013**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs 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 GRANTEE, her 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 our hand(s) this 9th day of February, 2004.

Robert L. All
**ROBERT L. ALL**

Denise L. All
**DENISE L. ALL**

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 **ROBERT L. ALL AND DENISE L. ALL,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville , Tennessee this 9th day of February, 2004.

Commission expires: **September 22, 2007**

Deborah J. Cohen
Notary Public

DEBORAH J. COHEN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.