Davidson County DEEDWARR
Recvd: 03/02/04 09:17 2pgs
Fees:13.00 Taxes:872.72

20040302-0023263

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,870.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of February, 2004.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

FREDERICA MASON NOTARY PUBLIC AT LARGE WILLIAMSON Co. TENNESSEE My Commission Exp. Oct. 27, 2004

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
MTC Title - Tennessee, LLC, 6 Cadillac Drive, Suite 190, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jones N. Warf	Volunteer Trust Mortgage Corporation	102-15-89
(NAME)	(NAME)	
707 Starlit Road	301 S. Perimeter Park Drive, Suite 125	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Nashville, TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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,

JEROME ANTHONY HERBERT ALSO KNOWN AS JEROME A. HERBERT, SR. AND WIFE, MARY B. HERBERT, ALSO KNOWN AS BETTY B. HERBERT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JONES N. WARF AND WIFE, LYNNE M. WARF,

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. 265 on the Plan of Brook Meade, Section VII, of record in Book 2331, Page 5, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jerome Anthony Herbert and wife, Mary B. Herbert, by deed, dated January 22, 1959, from Gary Cooper Motors, Inc., of record in Book 2863, Page 309, Register's Office for Davidson County Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved X property, known as 707 Starlit Road, Nashville, TN 37205
(unimproved)

(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 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. 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/our hand(s) this 27th day of February, 2004.

Jerome Anthony Herbert

Mary B. Herbert by Jerome Anthony Herbert as her Attorney-In-Fact

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this February 27, 2004, before me personally appeared Jerome Anthony Herbert also known as Jerome A. Herbert, Sr. , to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Mary B. Herbert also known as Betty B. Herbert as her attorney in fact and acknowledged that he executed the same as the free act and deed of said Jerome Anthony Herbert.

Witness my hand and official seal at Brentwood , Tennessee this 27th day of February, 2004

Commission expires: 7-29-06

Ester Baldwin
Notary Public



RECORD AND RETURN TO:
LAW OFFICES OF ROBERT L. SCRUGGS
111 WESTWOOD PLACE, SUITE 304
BRENTWOOD, TN 37027