Davidson County DEEDWARR
Recvd: 04/05/04 08:05 2pgs
Fees:13.00 Taxes:776.63

20040405-0037802

WARRANTY DEED

G-VRE-04-1409

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $209,900.00

Affiant

Subscribed and sworn to before me, this 26th DAY OF March, 2004.

Notary Public

LAURA SHOLAR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES: (AFFIX SEAL) 3/04

THIS INSTRUMENT WAS PREPARED BY:
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David R. Schreiber	Suntrust Mortgage, Inc.	
1409 Fatherland Street	(NAME) 201 Fourth Avenue North, 7th Floor	83-13-293
(ADDRESS) Nashville, Tennessee 37206	(ADDRESS) Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we B.I.G. DEVELOPMENT, INC., hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID R. SCHREIBER AND WIFE, KATE S. SCHREIBER, hereinafter called the Grantee(s), their heirs and assigns, that 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. 88, Block I, on the Plan of Lindsley Home Place of record in Book 2, page 92, Chancery Court for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to B.I.G. Development, Inc by Warranty Deed dated October 15, 2001 and filed for record on October 17, 2001 in Instrument Number 20011017-0113263, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 1409 Fatherland Street, Nashville, Tennessee 37206
(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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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 26th day of March, 2004.

B.I.G. Development, Inc.

BY:

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me the undersigned a Notary Public for said County and State, Steve Neighbors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged him self to be the President of B.I.G. Development, Inc., the within named bargainor, a corporation, and that he as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by him self as President.

Witness my hand and official seal at Nashville, TN on this 26th day of March, 2004.

NOTARY PUBLIC

My Commission Expires: 5/6/04

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903