THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 04/07/04 13:07 2pgs
Fees:13.00 Taxes:1459.65
20040407-0039627

R. L. MOORE 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 $ 394,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 2004

Notary Public

MY COMMISSION EXPIRES: July 24, 2004
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Andrew Tomlinson Davis	SouthTrust Mortgage Corp.	MAP 116-8
(NAME)	(NAME)	
3908 Woodmont Blvd.	210 Wildwood Parkway, Suite 100	PARCEL 135
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Birmingham, AL 35209	
(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, Karl Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Andrew Tomlinson Davis and wife, Jennifer Vaughan Davis

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. 3 on the Map of Woodmont Park, of record in Book 547, page 148, Registers office for Davidson County, Tennessee.

Said Lot No. 3 fronts 100 feet on the northerly side of Woodmont Avenue and runs back between parallel lines 250 feet to a dead line.

Being the same property conveyed to Howard Hooper (Wade Howard Hooper) and wif Barbee Hooper (Lauren Barbee Reeder Hooper) by deed of record in Book 1471, page 363, Registers office for Davidson County, Tennessee. The said Wade Howard Hooper having since died on October 11, 1979 leaving Laura Barbee Hooper as the surviving tenant by the entirities. The said Laure Barbee Hooper having since died on August 8, 1981 and devising the said property to her only heir at law, Ellis Reeder Martin (see Affidavit of Heirship of record as Instrument No. 20040407-0039625, said Registers office) The said Ellis Reeder Martin as tenants by the entirities by Quitclaim Deed to Jack Green, Trustee and from Jack Green, Trust to Karl Martin and wife Ellis Reeder Martin to create said tenancy of record in Book 5852,page 908, said Registers office. The said Ellis Reeder Martin having since died on September 28, 2004 leaving Karl Martin as the surviving tenant by the entirities.

Karl Martin and Karl Hershell Martin are one in the same person. This instrument is being executed by Karl Hershell Martin, Jr. Attorney in Fact for Karl Martin.

unimproved ( )
This is improved (X) property, known as 3908 Woodmont Blvd., Nashville, TN 37215
(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 hand this 24th day of March, 2004

Karl Martin

Karl Martin
by Karl Hershell Martin, Jr.
ATTY IN FACT

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 Karl Hershell Martin, Jr. 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 on behalf of Karl Martin, as his Attorney in Fact, as the free act and deed of the within named Karl Martin.

Witness my hand and official seal at Nashville, TN this 24th day of March 2004.

NOTARY PUBLIC

My Commission Expires: July 24 2004

