Davidson County DEEDWARR
Recvd: 05/17/04 11:16 2pgs
Fees:13.00 Taxes:432.53

20040517-0057385

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
SP41786

WARRANTY DEED

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$116,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
14th DAY OF MAY, 2004.

Notary Public

MY COMMISSION EXPIRES: 7-23-05

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
SUZANNE M. ADAMS	**FIRST RESIDENTIAL MTG.**	**136-6-15-C-10**
3428 Old Anderson Road	**9500 Ormsby Station Rd,#450**	**USD 4394**
Antioch, TN 37013	**Louisville, KY 40223**	

FOR AND IN 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 **I, JAMES W. PETERSON, Unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SUZANNE M. ADAMS,** unmarried SMA

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED TO-WIT**

Land in Davidson County, Tennessee, being Unit No. 10 on the Plat of Camden Court of record at Instrument No. 200102050010898, Register's Office for said county, to which reference is heremade for a more complete description thereof.

Being the same property conveyed to James W. Peterson by deed from York Construction, LLC, of record in Instrument Number 20010705-0071775, Register's Office for Davidson County, Tennessee.

This property is improved known as 3428 Old Anderson Road, Antioch, Tennessee 37013

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 14TH day of May, 2004.

JAMES W. PETERSON

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 JAMES W. PETERSON, Unmarried, the bargainor, 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 for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 14TH day of May, 2004.

NOTARY PUBLIC

My Commission Expires: 7/29/2004

ALAN L. CATLIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES JULY 29, 2006