Davidson County DEEDWARR
Recvd: 09/13/04 15:55 2pgs
Fees:13.00 Taxes:284.90

20040913-0110508

WARRANTY DEED

SPENCER R. TALBOT NOTARY PUBLIC LARGE

MY COMMISSION EXPIRES JAN 27, 2007

G-UP-04-2785

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $77,000.00

Affiant

Subscribed and sworn to before me, this 8th DAY OF September, 2004.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

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
Rachel D. E. Hogan	Union Planters Bank,NA	
2785 Old Matthews Road	(NAME) 1900 Charles Bryan Road	
(ADDRESS) Nashville, Tennessee 37207-3829	(ADDRESS) Cordova, Tn 38016	59-16-227
(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 JOHN WILLIAMS JR. AND WIFE, DEBORAH WILLIAMS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto RACHEL D. E. HOGAN, UNMARRIED, 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:

Lot 224, Section Two, First Addition, TRINITY HILLS VILLAGE, as shown on plat of record in Plat Book 4460, Page 45, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Cash Deed from Carla A. Hills, Secretary of Housing and Urban Development to Harry M. Berry and wife, Deborah L. Berry as recorded in Book 4973, Page 690; Quitclaim Deed from Harry Michael Berry to Deborah Loreese Berry as recorded in Book 6169, Page 115, in the Register's Office of Davidson County, Tennessee. Deborah Loreese Berry is now known as Deborah Williams. John Williams joins in this conveyance for the purpose of conveying his marital interest.

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

unimproved ( )
This is improved (X) property, known as 2785 Old Matthews Road, Nashville, Tennessee 37207-3829
(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 8th day of September, 2004.

John Williams Jr.

Deborah Williams

STATE OF Tennessee
COUNTY OF Davidson

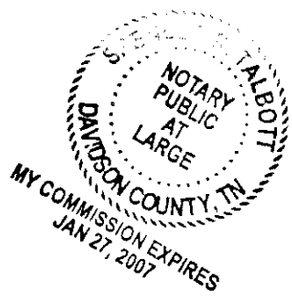
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Williams Jr. and Deborah Williams, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 3rd day of September, 2004.

Notary Public

My Commission Expires: 1/27/07

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903