**THIS INSTRUMENT PREPARED BY:**
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 19090G

**MAP/GROUP/PARCEL:**
119-13/167

**NEW OWNER'S NAME AND ADDRESS:**
Melissa J. Corder
500 Morton Ave.
Nashville, TN. 37211

**SEND TAX BILLS TO:**
New Owner

Mail to:
Escrow Services of Tennessee L...
Ten Cadillac Drive Suite #150
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 10/13/04 14:11 2pgs
Fees:13.00 Taxes:545.75
20041013-0123517

# WARRANTY DEED

FOR AND IN CONSIDERATION, the receipt of which is hereby acknowledged, **Emily Christine Taylor and husband, Michael W. Taylor**, hereinafter called Grantors, do hereby transfer and convey unto **Melissa J. Corder, an unmarried woman,** her heirs and assigns, hereinafter called Grantee, the property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 60, on the Plan of College Heights, as shown on plat of record in Plat Book 332, page 19, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

The subject property is improved property known as 500 Morton Avenue, Nashville, TN 37211.

BEING part of the same property conveyed to the grantors herein by deed of record in Book 10995, Page 130, Register's Office for Davidson, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantors covenant with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Emily Christine Taylor

Michael W. Taylor

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

PERSONALLY appeared before me, the undersigned authority, Emily Christine Taylor and Michael W. Taylor, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee, on this the 8th day of October 2004.

NOTARY PUBLIC

WILLIAM T. CHAPMAN, IV
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 30, 2006

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

The actual consideration or value whichever is greater for this transfer is $147,500.00.

AFFIANT

Sworn to and subscribed before me, this the 8th day of October 2004.

NOTARY PUBLIC

exp. 1/29/05

LINDSAY M. LOPEZ
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.