Davidson County DEEDWARR
Recvd: 11/02/04 14:11 2pgs
Fees:13.00 Taxes:998.63
20041102-0131819

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43448

WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.
MY COMMISSION EXPIRES MARCH 27, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $269,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of October, 2004

Notary Public

MY COMMISSION EXPIRES: 3-27-07

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert D. Warfield	America's Wholesale Lender	142-13-A-68
1529 Eller Drive	750 Old Hickory Blvd. #180	
Nashville, TN, 37221	Brentwood, TN 37027	

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/WE,

William B. Hayward and wife, Susanna K. Hayward, Trustees of the Hayward Joint Revocable Living Trust Agreement U/A/D Feb. 01, 2000

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Robert D. Warfield and wife, Judeth Vaughn Warfield

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. 68 on the Plan of Riverside, Phase 1, of record in Book 6900, Pages 490, 491, 492, and as amended in Book 6900, Page 784, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to William B. Hayward and wife, Susanna K. Hayward, Trustees of the Hayward Joint Revocable Living Trust Agreement U/A/D Feb. 01, 2000, by Quitclaim Deed from William B. Hayward and Susanna K. Hayward of record in Instrument No.: 200002160015660; and by Warranty Deed from Rochford Realty & Construction Co., Inc. of record in Book 8678, Page 673, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 1529 Eller Drive, Nashville, TN 37221

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/our hand(s) this 29th day of October, 2004

TR

William B. Hayward, Trustee of the Hayward Joint Revocable Living Trust Agreement U/A/D Feb. 01, 2000

Susanna K. Hayward, Trustee of the Hayward Joint Revocable Living Trust Agreement U/A/D Feb. 01, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named William B. Hayward and wife, Susanna K. Hayward, Trustees of the Hayward Joint Revocable Living Trust Agreement U/A/D Feb 01, 2000, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of October, 2004

Notary Public

My Commission Expires: 3/25/06

