WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, TERESA K. WILLOUGHBY NOLEN, (formerly Teresa K. Willoughby) hereinafter called the Grantor, have this day bargained and sold and by these presents do hereby transfer and convey unto GEORGE REED NIELSEN and LISA ANGELLE HANCHEY, as joint tenants with right of survivorship, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land, lying located and being in Davidson County, State of Tennessee, described as follows, to-wit:

BEING THE EAST ONE-HALF of the North one-half of Lot No. 34 on the Plan of Belair and of record in Book 332, page 6, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING THE SAME PROPERTY CONVEYED to TERESA K. WILLOUGHBY, by Warranty Deed from James P. Lester, M.D. and wife, Betty Jean Lester, of record in Book 6367, page 176, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Grantees, their heirs and assigns, forever.

AND GRANTOR FURTHER COVENANTS with Grantees, that she is lawfully seized and possessed of said land, in fee simple, has a good right to convey it, and that it is unencumbered except as follows:

1. All matters appearing on the Plan of record in Plat Book 8250, page 3, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY: 2707 West Linden Avenue, Nashville, Tennessee 37212

AND GRANTOR FURTHER COVENANTS AND BINDS HERSELF, her heirs and assigns, to warrant and forever defend the title to said property, to the Grantees, their heirs and assigns, against the lawful claims of all persons, whosoever.

WCET

TITLE TO THE AFOREDESCRIBED REAL PROPERTY is vested in TERESA K. WILLOUGHBY. NICK E. NOLEN husband of TERESA K. WILLOUGHBY NOLEN, for the consideration hereinafter expressed, joins herein for the purpose of granting, bargaining, selling, conveying and confirming and does hereby grant, bargain, sell, convey and confirm unto the party of the second part, his heirs and assigns, all rights, claims and interests of every kind, character and description whatsoever which he now has or hereafter may acquire by virtue of his marriage, including but not limited to homestead as provided by the laws of the State of Tennessee, but the said NICK E. NOLEN does not join in the covenants and warranties of this indenture.

WITNESS OUR HANDS, on this the 30 day of December, 1993.

Teresa K. Willoughby Nolen
TERESA K. WILLOUGHBY NOLEN

Nick E. Nolen
NICK E. NOLEN

****

4769 01/03 0101 03CHECK 486.30

STATE OF TENNESSEE WILLIAMSON COUNTY

PERSONALLY APPEARED BEFORE ME, the undersigned, a Notary Public in and for said County and State, the within named TERESA K. WILLOUGHBY NOLEN, et.vir., NICK E. NOLEN, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Franklin, Tennessee, this 30th day of December, 1993.

April 5, 1997
My Commission Expires:

Notary Public

****

STATE OF TENNESSEE WILLIAMSON COUNTY

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, which ever is greater, is $129,000.00.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME this 30 day of December, 1993.

April 5, 1997
My Commission Expires:

Notary Public

****

SEND TAX STATEMENTS TO:
TRANSFINANCIAL BANK OF TENNESSEE, FSB
P.O. BOX 1718
MAP & PARCEL #104-15-276/FB-24W10535

NEW OWNER(S):
GEORGE R. AND LISA A. HANCHEY
2707 WEST LINDEN AVENUE
NASHVILLE, TENNESSEE 37212

WCET 93-1431

03031
IDENTIFICATION REFERENCE

94 JAN -3 PM 12:07
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

This Instrument Prepared By:
Patricia Quinn Robertson, Esq.
WILLIAMSON COUNTY ESCROW & TITLE, INC.
304 Public Square
Franklin, Tennessee 37064
Page 2

WCET

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9206 PAGE 970

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 129000.00
CON TX 477.30
PRFEE 1.00
MTGFEE 8.00
BANK 486.30
CHECK 486.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

01/03/94 01 12:07 0001 4769

03031

94 JAN -3 PM 12:07

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

No. 740805