BOOK 10699 PG 711

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Tamara M Simpson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 97

CATHERINE C. HERSHEY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

Catherine C Hershey
Notary Public

MY COMMISSION EXPIRES: 1/30/2001
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Gibson & Gregory, Suite 600, 200 Fourth Ave., N., Nashville, Tennessee 37219

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Tamara M. Simpson (NAME) | SunTrust Bank, Nashville, N.A. (NAME) | MAP 75-4 |
| 1702 Oakwell Farms Lane (ADDRESS) | P. O. Box 305110 (ADDRESS) | PARCEL 12 |
| Hermitage, TN 37076 (CITY) (STATE) (ZIP) | Nashville, TN 37230-5110 (CITY) (STATE) (ZIP) | |

FOR AND 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, WE, Brenda Sue Nash and Leona B. Nash, both unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tamara M. Simpson, unmarried

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. 158 on the Plan of Tulip Grove, Section 3, as of record in Book 3700, page 146, Register's Office for Davidson County, described as follows:

BEGINNING at the east margin of Columbus Drive at the corner of Lot Nos. 158 and 159; thence north with the said Drive, 85.06 feet to a monument; thence around a curve in a southeasterly direction, 39.27 feet to a monument in the southerly margin of Trenton Drive; thence east along with Trenton Drive, 135 feet to a monument, a corner of Lot Nos. 123 and 158; thence with the line between said lots and Lot No. 124, 110.06 feet to a monument; thence westerly with the line between Lots Nos. 158 and 159, 160 feet to the beginning.

Being the same property conveyed to Robert O. Nash and Leona Nash as tenants in common by quitclaim deed from Howard F. Butler, Trustee, of record in Book 6104, page 293, said Register's Office. The said Robert O. Nash, being one and the same as Robert Oakley Nash, died on September 4, 1996 and by Last Will and Testament, submitted for probate in the Probate Court for Davidson County, Tennessee under Number 96-1792, the said Robert O. Nash bequeathed and devised all of his property to his wife, Brenda Sue Nash. By Affidavit of Inheritance (Real Estate) of record in Book 10641, page 693, Brenda S. Nash, being one and the same person as Brenda Sue Nash, claimed Robert Oakley Nash's one-half undivided interest in the subject real estate under the Will.

unimproved ( )
This is improved ( X ) property, known as 501 Columbus Drive, Hermitage, TN 37076
(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 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 our hand s this 25th day of November 19 97

Brenda Sue Nash By Tennie Sutton
Brenda Sue Nash, by Tennie Sutton, Attorney-in-Fact by Power of Attorney recorded simultaneously herewith

Leona B Nash
Leona B. Nash

BOOK 10699 PG 712

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leona B. Nash, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this 25th day of November, 19 97.

Commission expires 1/30/2001

Notary Public

CATHERINE C. HERSHEY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, TENNIE SUTTON, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of BRENDA SUE NASH, and who acknowledged that she executed the same as the free act and deed of the said BRENDA SUE NASH.

Witness my hand and official seal this 26th day of November, 1997.

Notary Public

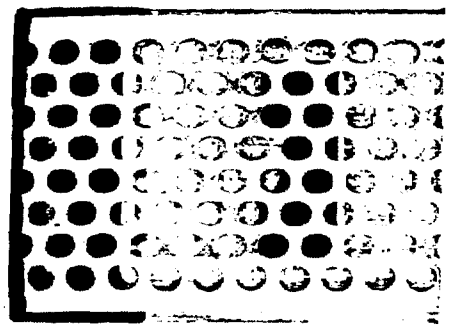
My Commission Expires: 1/30/2001

CATHERINE C. HERSHEY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

97 NOV 26 PM 4:04
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

4732 11/26 0101 03CHECK 397.50

0374251
IDENTIFICATION/REFERENCE



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 10699 PG 713

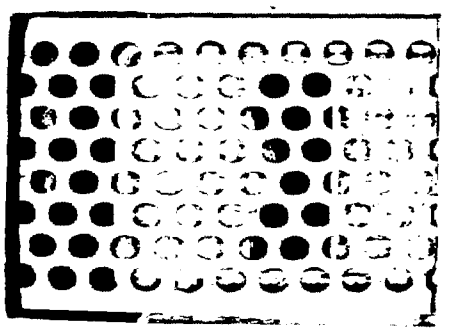
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT
105000.00
CON TX 388.50
PRFEE 1.00
WDEED 8.00
TOTAL 397.50
CHECK 397.50

11/26/97 01 16:07 0001 4732

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



03742511
IDENTIF. # REFERENCE

97 NOV 26 PM 4:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1225576