BOOK 10666 PG 40

NEW PURCHASER
SEND TAX BILLS TO:
Stephen Burrow Oldham
1208 Littonwood Dr.
Nashville, TN 37216

THIS INSTRUMENT PREPARED BY
HARSH, PARKS & HARSH
LAW OFFICES
GALLATIN, TENNESSEE 37066

TAX MAP 61-8-114

RE-RECORD BOOK 10717 PG 786

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY-SEVEN THOUSAND ($87,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, WE, PATRICIA ANN MELANCON (now PATRICIA ANN MERCER), JOHN FREDERICK OLIVER and LESLIE JOYCE COOKE, have this day bargained and sold and by these presents do hereby transfer and convey unto STEPHEN BURROW OLDHAM, his heirs and assigns, the following described parcel of land, situated in Davidson County, Tennessee, described as follows:

> BEING LOT NO. 37 of Section 3, McGAUGHEY HEIGHTS, as of record in Book 1835, Page 120, Register's Office of Davidson Co., Tennessee.
>
> SAID LOT NO. 37 fronts 100 feet on the southerly side of Littonwood Drive and runs back between parallel lines 200 feet to a dead line.
>
> BEING the same property conveyed to J. F. Oliver and wife, Ada Leslie Oliver, by Warranty Deed from A. B. Cullum and wife, Mary L. Cullum, dated April 9, 1958, and of record in Book 2745, Page 37, in the Register's Office of Davidson County, Tennessee.
>
> J. F. OLIVER died on November 25, 1969, leaving Ada Leslie Oliver as the sole owner of subject property. ADA LESLIE OLIVER died testate on September 18, 1997, and by the terms of her Last Will and Testament of record in Will Book 216, Page 19, in the Probate Court of Davidson County, Tennessee, she devised subject property to the GRANTORS herein.

TO HAVE AND TO HOLD the above described parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said STEPHEN BURROW OLDHAM, his heirs and assigns, in fee simple forever.

WE COVENANT with the said GRANTEE that we are lawfully

seized and possessed of said parcel of land, that we have a good right to convey same, and that the same is unencumbered, EXCEPT for applicable building and zoning regulations and permits, all visible easements, restrictions and easements of record and 1997 real estate taxes which are to be paid by GRANTEE.

WE FURTHER COVENANT with the said GRANTEE and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title to said parcel of land, unto the said STEPHEN BURROW OLDHAM, his heirs and assigns, against the lawful claims of all persons whomsoever, EXCEPT as herein set forth.

RE-RECORD BOOK 10717 PG 787

POSSESSION with deed.

WITNESS our hands this the 28th day of October, 1997.

Patricia Ann Mercer
PATRICIA ANN MERCER
(FORMERLY PATRICIA ANN MELANCON)

John Frederick Oliver
JOHN FREDERICK OLIVER
AKA JOHN F. OLIVER
BY: Patricia O Mercer
PATRICIA O. MERCER
ATTORNEY-IN-FACT
BY POWER OF ATTORNEY OF RECORD IN BOOK 10646, PAGE 300, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

Leslie Joyce Cooke
LESLIE JOYCE COOKE
AKA LESLIE J. COOKE
BY: Patricia O Mercer
PATRICIA O. MERCER
ATTORNEY-IN-FACT
BY POWER OF ATTORNEY OF RECORD IN BOOK 10646, PAGE 302, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary

Public in and for said County and State, the within named PATRICIA ANN MERCER, formerly Patricia Ann Melancon, one of the bargainor, with whom I am personally acquainted (or proved to me her identity on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee, this the 28th day of October, 1997.

Teresa J. Pickard
NOTARY PUBLIC AT LARGE FOR THE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 10-7-98

RE-RECORD BOOK 10717 PG 788

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PATRICIA O. MERCER, with whom I am personally acquainted and to me known to be the person who executed the foregoing instrument on behalf of JOHN FREDERICK OLIVER AKA JOHN F. OLIVER, and acknowledged that she executed the same as the free act and deed of the said JOHN FREDERICK OLIVER AKA JOHN F. OLIVER.

WITNESS my hand and official seal at Gallatin, Tennessee, this the 28th day of October, 1997.

Teresa J. Pickard
NOTARY PUBLIC AT LARGE FOR THE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 10-7-98

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

97 OCT 31 PM 2:10
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0364870

PATRICIA O. MERCER, with whom I am personally acquainted and to me known to be the person who executed the foregoing instrument on behalf of LESLIE JOYCE COOKE AKA LESLIE J. COOKE, and acknowledged that she executed the same as the free act and deed of the said LESLIE JOYCE COOKE AKA LESLIE J. COOKE.

WITNESS my hand and official seal at Gallatin, Tennessee, this the 28th± day of October, 1997.

Teresa J. Pickard
NOTARY PUBLIC AT LARGE FOR THE STATE OF TENNESSEE

MY COMMISSION EXPIRES: 10-7-98

OATH

STATE OF TENNESSEE
COUNTY OF SUMNER

I, OR WE, HEREBY swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $87,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Stephen Brennan Oldham
AFFIANT

SWORN TO and subscribed before me,

this the 28th± day of October, 1997.

Teresa J Pickard
NOTARY PUBLIC AT LARGE FOR THE STATE OF TN

MY COMMISSION EXPIRES: 10-7-98

0379155
IDENTIFICATION REFERENCE
RECORD
97 DEC 11 PM 2:13
FELIX Z. HASSELL REGISTER
DAVIDSON COUNTY, TN.
0069 12/11 0101 03CHECK 16.00
6183 10/31 0101 03CHECK 338.90