THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

Affiant

Subscribed and sworn to before me, this 4th day of October, 1999.

Notary Public

My Commission Expires MAY. 27, 2001

Address New Owner As Follows:
Wesley H. Roberts
4221 Morriswood Drive
Nashville, TN 37204

Send Tax Bills To:
Same as New Owner

Map-Parcel Number:
132-7-32

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **J. KATHERINE PEDEN, UNMARRIED,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **WESLEY H. ROBERTS AND WIFE, LYN MCRAINEY**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Southmeade, Section II, as of record in Book 2133, page 64, Register's Office for said County, and described as follows:

Beginning at a point on the southerly margin of Morriswood Drive, at the corner of Lots 4 and 5; thence with the line between said lots, southwardly 292.9 feet to the northerly margin of a 25 foot roadway; thence with the margin of the same, westerwardly 153 feet to the easterly margin of a 50 foot unnamed roadway; thence with margin of same, northwardly 267.1 feet to the beginning of a curve, northeastwardly 39.3 feet to the southerly margin of Morriswood Drive; thence with the margin of the same, eastwardly 128 feet to the beginning.

Being the same property conveyed to J. Katherine Peden and Virginia L. Peden by deed from John F. Veltman and wife, Esther J. Veltman, of record in Book 3399, page 235, Register's Office for said County. The said Virginia L. Peden having since died and her sole heir at law being J. Katherine Peden as evidenced by Affidavit of Heirship of record in Book 11640, page 113, Register's Office for said County.

123411.1

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 4221 Morriswood Drive, Nashville, TN 37204.

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 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hand this 4th day of October, 1999.

J. Katherine Peden

J. Katherine Peden
By: Jeffrey Mobley, Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Mobley with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of J. Katherine Peden and who acknowledged that he executed the same as the free act and deed of the said J. Katherine Peden for the purposes herein described.

WITNESS my hand, at office, this 4th day of October, 1999.

JULIA C. HUNT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

Julia C. Hunt
Notar y Public

My Commission Expires:

My Commission Expires MAY. 27, 2001

6299 10/05 0101 03CHECK 566.00

6143249

RECEIVED FOR REFERENCE
1999 OCT -5 PM 1:43
REGISTER
DAVIDSON CO. TENN.

123411.1

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11690 PAGE 716

0643249

CROSS REFERENCE

99 OCT -5 PM 1:43

REGISTER
DAVIDSON COUNTY, TN.

CAMT	150000.00
CON TX	555.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	566.00
CHECK	566.00

10/05/99 01 13:46 0001 6299

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1524181