Instr:200001210007165 Page: 1 OF 2
REC'D FOR REC 01/21/2000 10:58:38AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1013.80

BOX 2

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $274,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 18th day of January, 2000.

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY ROBIN L. WEAKLEY

Notary Public

My Commission Expires: 3/18/2003

My Commission Expires March 18, 2003

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Cynthia L. Stoker
33 Belcaro Circle
Nashville, TN 37215

SEND TAX BILLS TO:
First Farmers & Merchants
PO Box 1148
Columbia, TN 38402

MAP-PARCEL NUMBERS:
131-060-B-024.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Jackie F. Ryder Hough, a married person,** hereinafter referred to as Grantor, hereby transfers and conveys to **Cynthia L. Stoker, an unmarried person,** hereinafter referred to as Grantee, his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Lot No. 24 on the Plat of Burton Hills Village of Foxview, Tract 5, a portion of Zone Lot II, of record in Book 6250, page 564, Register's Office for Davidson County, Tennesee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Kirk A. Ryder and wife, Jackie F. Ryder, by deed from Burton Hills Properties, A Kentucky General Partnership, of record in Book 6765, page 958, Register's Office for Davidson County, Tennessee. Said property having been further conveyed by Quitclaim Deed from Kirk A. Ryder to Jackie F. Ryder, as of record in Book 10418, page 339, said Regsiter's Office. Jackie F. Ryder is n/k/a Jackie F. Ryder Hough.

THIS CONVEYANCE IS MADE SUBJECT TO:

County taxes for the year 2000, and subsequent years, are a lien but not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes when they become due and payable.

Plan of record in Book 6250, page 564, said Register's Office.

Easement for sanitary sewer/storm drainage, as of record in Book 3702, page 250, said Register's Office.

Homeowners Association Charter of record in Book 6517, page 505, Book 6517, page 511, and Book 6517, page 517, said Register's Office.

Agreement of record in Book 6470, page 383, said Register's Office.

All matters on plat of Burton Hills in Book 6250, page 284, said Register's Office.

Maximum square footage allocations of record in Book 6250, page 564 and Book 6626, page 937, said Register's Office.

Restrictive covenants, conditions, and restrictions contained in instrument of record in Book 6236, page 580, as amended in Book 6236, page 588, Book 6225, page 171, Book 6917, page 718, Book 6517, page 522, said Register's Office.

This is improved property known as 33 Belcaro Circle, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **GRANTEE**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his 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 hand this 18th day of January, 2000.

Jackie F. Ryder Hough

Jackie F. Ryder Hough

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jackie F. Ryder Hough, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of January, 2000.

Notary Public

11-18-01

My Commission Expires