STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $118,000.00.

Subscribed and sworn to before me, this 16TH of MARCH, 2000.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

My Commission Expires:

My Commission Expires November 24, 2001

Affiant

Notary Public

Instr:200003200028360 Page: 1 OF 2
REC'D FOR REC 03/20/2000 4:03:31PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $436.60

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
FIRST TITLE CORPORATION
15 CENTURY BOULEVARD
SUITE 101
NASHVILLE, TN 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
ROLANDA L. HAY 353 NESBITT LANE MADISON, TN 37115 MAP & PARCEL NO. 042-08-0/092.00	SAME

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

JACK E. PIPKIN AND WIFE, FREDIA L. PIPKIN,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

ROLANDA L. HAY, UNMARRIED

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN ^ COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A CERTAIN TRACT or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 13 on the Plan of Heritage Village, Section IV of record in Plat Book 6200, Page 137, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jack E. Pipkin and wife, Fredia L. Pipkin, herein by Warranty Deed from Fox Ridge Company, a Limited Partnership, dated January 29, 1988, and recorded February 1, 1988, in Book 7460, Page 317, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 353 NESBITT LANE, MADISON, TN 37115.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 MY HAND THIS 16TH DAY OF MARCH, 2000.

JACK E. PIPKIN

FREDIA L. PIPKIN

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 16TH day of MARCH, 2000, before me personally appeared *JACK E. PIPKIN AND WIFE, FREDIA L. PIPKIN,* to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be THEIR free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC AT LARGE

My Commission Expires:

My Commission Expires November 24, 2001

Notary Public

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WARRANTY DEED

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