Instr:200003210028856 Page: 1 OF 1
REC'D FOR REC 03/21/2000 1:58:01PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $388.50

SPECIAL WARRANTY DEED

-2000-EST-0114

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00.

Affiant

SWORN TO AND SUBSCRIBED TO BEFORE ME THIS THE 10th DAY OF MARCH, 2000.

(Affix Seal) EXP. 7/23/02 Notary Public

My Commission Expires: 7/23/02

GEORGE R. WOODS JR. NOTARY PUBLIC SUMNER COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY and MAIL TO:
ESCROW SERVICES OF TENNESSEE, LLC
100 Winners Circle, Ste 150
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Lee Hughes and wife, Angela Hughes	World Savings Bank, Federal Savings Bank	147-11-67
507 Leeanne Drive	205 Powell Place	
Nashville, TN 37211	Brentwood, Tennessee 37027	

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 consideration, the receipt of which is hereby acknowledged, I/we, THOMAS M. BARBER AND WIFE, MAEDEAN P. BARBER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto LEE HUGHES AND WIFE, ANGELA HUGHES, hereinafter called the Grantee(s), their heirs and assigns, that 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. 425 on the Plan of Whispering Hills, Section 2-C as of record in Book 2663, page 66 and 67, Register's Office for said County to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Thomas M. Barber and wife, Maedean P. Barber by deed from Lindell K. Burgess, Trustee of the Lindell K. Burgess Declaration of Trust Dated August 5, 1997, said deed being of record in Book 11687, page 349, said Register's Office.

( ) unimproved
This is (X) improved property know as 507 Leeanne Drive, Nashville, Tennessee 37211.

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is free from all encumbrances made by the GRANTOR, 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 GRANTEE, their heirs and assigns, against the lawful claims of all persons claiming by, through, or under GRANTOR, but no further or otherwise. 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/our hand(s) this 10th day of March, 2000 :

Thomas M. Barber

Maedean P. Barber

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, George R. Woods Jr., a Notary Public in and for said County and State, the within named THOMAS M. BARBER AND WIFE, MAEDEAN P. BARBER, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Williamson Co., TN, this 10th day of March, 2000.

Notary Public

My Commission Expires: 7/23/02

GEORGE R. WOODS JR. NOTARY PUBLIC SUMNER COUNTY, TN EXP. 7/23/02