RECORD AND RETURN TO:
NASHVILLE ESCROW COMPANY
2209 CRESTMOOR ROAD, SUITE 220
NASHVILLE, TN 37215
(00-093)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

NASHVILLE ESCROW CO.
2209 CRESTMOOR ROAD,
NASHVILLE, TN. 37215

Instr:200004060034722 Page: 1 OF 2
REC'D FOR REC 04/06/2000 10:28:54AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $277.50

THIS INDENTURE, made and entered into as of the 15TH day of MARCH, 20 00 by and between

THOMAS JEFFERSON MCCALLUM , AND WIFE, JOHNNIE SHAW MCCALLUM

hereinafter referred to as Grantor, and

MARY J. FLETCHER and MINOUS FLETCHER, WIFE AND HUSBAND ,
hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

BEING LOT NO. 9 ON THE PLAN OF CUMBERLAND GARDENS SUBDIVISION, SECTION 4, RECORDED IN BOOK 3106, PAGE 24, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO THOMAS JEFFERSON MCCALLUM BY DEED FROM SECRETARY OF VETERANS AFFAIRS OF RECORD IN INSTRUMENT NO. 199912210305772, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

JOHNNIE SHAW MCCALLUM, WIFE OF THOMAS JEFFERSON MCCALLUM, JOINS IN THIS WARRANTY DEED ONLY FOR THE PURPOSE OF CONVEYING SUCH MARITAL INTEREST IF ANY THAT SHE MAY HAVE IN AND TO SAID PROPERTY.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO ALL THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Thomas Jefferson McCallum
THOMAS JEFFERSON MCCALLUM

Johnnie Shaw McCallum

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **THOMAS JEFFERSON MCCALLUM** , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15TH day of MARCH, 20 00 .

Notary Public

Commission Expiration: _____

My Commission Expires 5/13/2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$75,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 15TH day of MARCH, 20 00 .

Notary Public

Commission Expiration: _____

My Commission Expires 5/13/2001

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO. 2209 CRESTMOOR ROAD, NASHVILLE, TN. 37215	MARY J. FLETCHER and MINOUS FLETCHER 2603 DEERFIELD DRIVE NASHVILLE, TN 37208	2603 DEERFIELD DRIVE NASHVILLE, TN 37208 MAP PARCEL NUMBER 81-6-72