Instr:200004200039476 Page: 1 OF 2
REC'D FOR REC 04/20/2000 8:39:13AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $308.95

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,500.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 15th day of April, 2000.

Notary Public

CHARLES A. SULLIVANT, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 10 25 03

My Commission Expires

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:
Stephen Whitaker
3016 Chelsea Way
Antioch, TN 37013

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map/Parcel: 150-3-323

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, **Anthony W. Anderson, an unmarried man,** hereinafter referred to as Grantors, hereby transfer and convey to **Stephen Whitaker,** hereinafter referred to as Grantees, their heirs and assigns a 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. 90B Zone Division of Lots 83, 84, 89, 90, 94 and 101, Chelsea of Priest Lake, Section 2-B of record in Plat Book 6250, page 766, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Anthony W. Anderson, unmarried by Warranty Deed from Vera May Schneider of record in Book 10991, page 555 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

The Plan of record in Plat Book 6250, page 766 in the Register's Office for Davidson County, Tennessee.

Restrictive Covenants as shown of record in Plat Book 6250, page 766 in said Register's Office.

All other easements and restrictions of record in the Register's Office for Davidson County, Tennessee.

County/City Taxes for the year 2000 are a lien 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.

This is improved property known as 3016 Chelsea Way, Antioch, TN 37013.

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 I do covenant with the said **GRANTEES** 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 **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 17th day of April, 2000.

Anthony W. Anderson

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 Anthony W. Anderson, an unmarried man, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of April, 2000.

Notary Public

10/22/01
My Commission Expires