Box 60

Prepared by:
Lassiter, Tidwell & Hildebrand,
Attorneys at Law
428 Wilson Pike Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $275,000.00

Affiant

Subscribed and sworn to before me, this 9th day of May, 2000.

Notary Public
My commission expires: ~~10/09/00~~ 9-23-00

Instr:200005100047323 Page: 1 OF 2
REC'D FOR REC 05/10/2000 1:14:34PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $1017.50

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Wayne E. Hilton, Sr.<br>504 Dekemont Lane<br>Bretnwood, TN 37027 | NEW OWNER | 130-15-0-099.00 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Margaret Patricia Rhea Burton, (formerly Margaret O. Rhea) hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Wayne E. Hilton, Sr., hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 5, Block "B", on the Plan of Tyne Meade, Section III, of record in Plat Book 1424, pages 13 & 14, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Rollin O. Rhea and wife, Margaret O. Rhea by deed from H. Richard Little and wife, Clare F. Little of record in Book 5250, page 89, Register's Office for said County. The said Rollin O. Rhea and Margaret O. Rhea having since divorced, the said Rollin O. Rhea conveyed all his interest in subject property to Margaret O. Rhea by quitclaim deed of record in Book 6257, page 541, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 2600 Tyne Blvd., 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 9th day of May, 2000.

Margaret Patricia Rhea Burton
Margaret Patricia Rhea Burton

Larimore Burton, Jr.
Larimore Burton, Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Margaret Patricia Rhea Burton and LARIMORE BURTON, JR, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 9th day of May, 2000.

CAROL T. BAKER
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires October 9, 2000

Notary

Commission Expires: 10/9/00