Instr:200006050055790 Page: 1 OF 2
REC'D FOR REC 06/05/2000 3:43:09PM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $314.50

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 $85,000.00

Affiant

Subscribed and sworn to before me this 31st day of May, 2000.

Notary Public
My commission expires: 3-23-02

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Randall Warfield		96-16 118
747 Fitzpatrick Road		
Nashville TN 37214		

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 Giffen, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Randall Warfield and wife, Angela Warfield, hereinafter called the Grantees, their successors 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. 7 on the Plan of Section One-A, Larchwood, of record in Book 5060, Page 137, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Margaret Giffen, unmarried, by deed from Thomas B. Morley and wife, Dorothy R. Morley, dated August 17, 1987, recorded in Book 7328, Page 70, said Register's Office.
>
> 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 747 Fitzpatrick Road, Nashville, TN 37214

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 31st day of May, 2000.

Margaret Giffen By: A. Scott Hubbard, Attorney-in-fact

Margaret Giffen, by A. Scott Hubbard,
Attorney in Fact

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 A. Scott Hubbard, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes herein contained, and who further acknowledged that he is the attorney in fact for Margaret Giffen and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 31st day of May, 2000.

Commission expires:

MARY JANE HARDEN
NOTARY PUBLIC AT LARGE
GILES COUNTY, TN
Commission Expires Oct. 22, 2000

Notary Public