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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Instr:200007170070165 Page: 1 OF 2
REC'D FOR REC 07/17/2000 10:50:31AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $4514.00

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,220,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 14th day of July, 2000.

Notary Public

SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

My Commission Expires: 10/22/01

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:
Michael Craig Warren and Denise Wilder Warren
4943 Tyne Valley Boulevard
Nashville, Tennessee 37220

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
146-05-0 017.00

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, **Glynn J. Griggs and wife, Julie Hinds Griggs** hereinafter referred to as Grantors, hereby transfers and conveys to **Michael Craig Warren and wife, Denise Wilder Warren** 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. 41 on the Plan of Treemont, as of record in Plat Book 6250, Pages 895 thru 897, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Glynn J. Griggs and wife, Julie Hinds Griggs by Warranty Deed from Don L. Gaines and wife, Sara Gaines of record in Book 10393, Page 826, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 6250, Page 895-897, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 6833, Page 594, Book 6833, Page 601, and Book 8259, Page 498, Register's Office for Davidson County, Tennessee.

Easement for Private Road of record in Book 6833, Page 633, said Register's Office.

Easement for Bridle Path of record in Book 1066, Page 274, said Register's Office.

Homeowners Association Charter of record in Book 6833, Page 617 and Book 6840, Page 509, said Register's Office.

By-Laws of record in Book 6833, Page 620, said Register's Office.

All other easements and restrictions of record in said Register's Office.

County 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 4943 Tyne Valley Boulevard, Nashville, Tennessee 37220.

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 14th day of July, 2000.

Glynn J. Griggs

Julie Hinds Griggs

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 Glynn J. Griggs and wife, and Julie Hinds Griggs, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of July, 2000.

Notary Public

My Commission Expires 10-22-2001

K. THOMA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

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