Instr:200007180070976 Page: 1 OF 4
REC'D FOR REC 07/18/2000 2:13:27PM
RECORD FEE: $19.00
M. TAX: $0.00 T. TAX: $332.08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,750.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 3rd day of July, 2000.

Notary Public

My Commission Expires: 9-1-2001

RUSSELL JOHN McCAIN NOTARY PUBLIC WILLIAMSON CO.

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 P. Miller and Kathleen R. Miller
108 BROOK HOLLOW ROAD
NASHVILLE TN 37205-3502

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
part of 142-000-108.00

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, **William E. Kantz, Jr., an unmarried man** hereinafter referred to as Grantors, hereby transfers and conveys to **Michael P. Miller and wife, Kathleen R. Miller** 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:

SEE ATTACHED EXHIBIT A FOR COMPLETE LEGAL DESCRIPTION

Being the same property conveyed to William E. Kantz, Jr. by deed from Libbi D. McCullough, a single woman, at instrument #200006210061810 and re-recorded at instrument #200006290064927, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Master Plat of record in Plat Book 6900, Page 398, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 9947, Page 281, Register's Office for Davidson County, Tennessee.

Subject to Ingress/Egress/Utility and Waterline/Utility Easements at Book 11436, page 684, and Book 11436, page 683, Register's Office for Davidson County, Tennessee.

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 unimproved property known as Lot 1, 7.47 acres, Devon Wood, Nashville, Tennessee

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 3rd day of July, 2000.

William E. Kantz, Jr.

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 William E. Kantz, Jr., an unmarried man, 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 3rd day of July, 2000.

Notary Public

9-11-2001
My Commission Expires

RUSSELL JOHN MCCALL
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

02065-ST

EXHIBIT A

TRACT I

Land being in the Second Civil District of Nashville, Davidson County, Tennessee, being part of property recorded in Deed Book 9947, page 281, also being part of Parcel 1 described in the Devon Hills Master Plat, recorded in Plat Book 6900, page 398:

Beginning on a concrete monument in the westerly right of way of Old Hickory Boulevard at the northeasterly corner of Devon Highlands, Phase I (Plat Book 7900, page 428);

Thence, leaving Old Hickory Boulevard with the above mentioned Devon Highlands, Phase I for the following 7 calls:

S 86 deg. 19' 15" W - 226.49' to a concrete monument (old),
S 45 deg. 39' 15" W - 138.56' to a concrete monument (old),
S 73 deg. 04' 38" W - 228.57' to a concrete monument (old),
S 20 deg. 39' 48" W - 251.05' to a concrete monument (old),
S 46 deg. 25' 46" E - 185.52' to a concrete monument (old),
S 00 deg. 27' 08" W - 199.54' to a concrete monument (old),
S 15 deg. 34' 45" E - 68.79' to a concrete monument (old) at the northwesterly corner of Devon Highlands, Phase II, (Plat Book 7900, page 517);

Thence, with Devon Highlands, phase II S 00 deg. 26' 24" E - 437.13' to an iron pin (new) in the northernly line of Arlington Green (Plat Book 6900, page 399);

Thence, with Arlington Green for the following 2 calls:

N 67 deg. 34' 42" W - 86.35' to a concrete monument (old),
S 77 deg. 36' 16" W - 981.10' to a concrete monument (old) in the east line of Devon Close (plat Book 9700, page 86);

Thence, with Devon Close for the following 2 call:

N 07 deg. 32' 48" E - 59.91' to an iron pin (old),
N 87 deg. 57' 23" W - 234.55' to an iron pin (old) in the easterly right of way of Hicks Road;

Thence, leaving Devon Close with the easterly right of way of Hicks Road N 02 deg. 02' 37" E - 20.00' to an iron pin (old) at the southwestern corner of Devon Woods (Plat Book 9700, page 17);

Thence, leaving the easterly right of way of Hicks Road with Devon Woods for the following 7 calls:

S 87 deg. 57' 23" E - 406.48' to a concrete monument (old),
N 52 deg. 02' 37" E - 145.00' to an iron pin (old),
N 04 deg. 02' 37" E - 95.00' to an iron pin (old),
N 25 deg. 27' 23" W - 190.37' to an iron pin (old),
N 10 deg. 25' 41" E - 211.35' to an iron pin (old),
N 24 deg. 34' 57" E - 238.10' to an iron pin (old),
N 02 deg. 55' 02" W - 90.40' to an iron pin (new);

Thence, leaving Devon Woods with the new southerly line of Lot 2 as established by this survey for the following 11 calls:

N 87 deg. 04' 58" E - 155.56' to an iron pin (new),
S 25 deg. 12' 13" W 198.96' to an iron pin (new),
S 02 deg. 53' 20" W - 148.21' to an iron pin (new),
S 39 deg. 32' 34" E - 275.00' to an iron pin (new),
S 01 deg. 31' 49" E - 229.30' to an iron pin (new),
N 77 deg. 36' 16" E - 400.00' to an iron pin (new),
N 15 deg. 34' 45" W - 69.19' to an iron pin (new),
N 00 deg. 27' 08" E - 184.90' to an iron pin (new),
N 46 deg. 25' 46" W - 196.99' to an iron pin (new),
N 20 deg. 39' 48" E - 308.81' to an iron pin (new),

EXHIBIT A CONTINUED

N 73 deg. 04' 38" E - 240.98' to an iron pin (new),
N 45 deg. 39' 15" E - 144.90' to an iron pin (new),
N 86 deg. 20' 09" E - 220.96 to an iron pin (new) in the westerly right of way of Old Hickory Boulevard;

Thence, with said right of way, along a curve to the right having a delta of 04 deg. 10' 49", a radius of 760.00', an arc length of 55.45', with a chord S 29 deg. 23' 50" E - 55.44' to the Point of Beginning and containing 325,385 square feet and 7.47 acres, more or less.