Instr:200008170081455 Page: 1 OF 3
REC'D FOR REC 08/17/2000 10:07:31AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $968.29

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $261,700.00.

/Mary-Margaret Collier
Affiant

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

Notary Public

My Commission Expires: 11/18/01

NOTARY PUBLIC AT LARGE D. BARRETT JR.

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:
Jack S. Collier and Mary-Margaret Collier
75 Trotwood Down
Brentwood, Tennessee 37027

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map/Parcel: 172-01-0-A-099.00CO

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, **Kay McDonald, an unmarried woman** hereinafter referred to as Grantors, hereby transfers and conveys to **Jack S. Collier and wife, Mary-Margaret Collier** 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, TN, being Lot No. 99 on the Plan of Copperfield Revised, of record in Plat Book 6900, pages 555-559, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Kay McDonald, an unmarried woman (who acquired title as Kay McDonald, married) by Warranty Deed from Edward J. Kramer and wife, Lynne L. Kramer of record in Book 11055, page 842 in the Register's Office for Davidson County, Tennessee. The said property was not the principal residence of the ex-spouse of Kay McDonald and relinquenished any marital rights as shown on Exhibit "A" which is hereby attached and made apart hereof.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 6900, Pages 555-559, Register's Office for Davidson County, Tennessee.

Easement for Transmission Line of record in Book 2437, page 8 and in Book 2438, page 376 in said Register's Office.

Easement for Metro of record in Book 7593, page 488 and in Book 7593, page 511 in said Register's Office.

Dedication of Common Area of record in Book 7150, page 358 in said Register's Office.

Restrictive covenants contained in an instrument of record in Book 6779, page 296; Book 6783, page 973; Book 7071, page 482 and in Book 7209, page 889 all in the Register's Office for Davidson County, Tennessee.

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 75 Trotwood Down, Brentwood, Tennessee 37027.

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 15th day of August, 2000.

Kay McDonald

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 Kay McDonald, an unmarried woman, 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 15th day of August, 2000.

Notary Public

11-18-01
My Commission Expires

DONALD R. BARRETT NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

02200-BW

EXHIBIT A

RELINQUISHMENT OF MARITAL INTEREST

EDDIE DALE MCDONALD AS SPOUSE OF KAY KAREN (HORSLEY) MCDONALD HEREBY JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF RELINQUISHING ANY AND ALL PRESENT OR FUTURE MARITAL RIGHTS IN THE PROPERTY BEING PURCHASED BY WIFE. THE SAID PROPERTY IS LOCATED AT 75 TROTWOOD DOWN AT COPPERFIELD, DAVIDSON COUNTY, TENNESSEE. ALL RIGHTS, TITLE AND INTEREST IN SAID PROPERTY SHALL BE SOLELY VESTED IN WIFE. WIFE SHALL BE SOLELY AND COMPLETELY LIABILE FOR ANY INDEBTEDNESS OWING ON SAID PROPERTY TO FIRST TRUST MORTGAGE COMPANY, AND SHE SHALL INDEMNITY THE SPOUSE AND HOLD HIM HARMLESS THEREFROM.

KAY KAREN (HORSLEY) MCDONALD

EDDIE DALE MCDONALD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Kay Karen (Horsley) McDonald and Eddie Dale McDonald, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to me the execution of the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 19 day of June, 1998.

NOTARY PUBLIC

My Commission Expires _____