STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Instr:200008290085415 Page: 1 OF 3
REC'D FOR REC 08/29/2000 2:14:59PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $273.80

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 18th day of August, 2000.

Notary Public

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:
Jason S. Hargrove
1211 Ainlay Drive
Nashville TN 37217

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map\Parcel: 107-13-0-076.00

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, **Zanna Marie McDonald, Christy Diane Olive, Kevin Brooke Galbreath, Wendi Lea McDonald, and Jeffrey Michael Olive, as Beneficiaries to the Estate of Reba Mai England,** hereinafter referred to as Grantors, hereby transfers and conveys to **Jason S. Hargrove, an unmarried man,** 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. 295 on the Map of Miro Meadows, Second Addition, as of record in Book 1424, page 112, Register's Office for said County.

Said Lot No. 295 fronts 82 feet on the southerly side of Ainlay Drive and runs back 179.8 feet on the westerly line and 177.9 feet on the westerly line, to a dead line in the rear, measuring 82 feet therein.

Being the same property conveyed to Joseph M. England and wife, Reba Mai England by deed from A & C Homes, Inc. by instrument of record in Book 1763, page 237, Register's Office for Davidson County. Joseph M. England and Reba Mai England now deceased, said property is being conveyed by Christy Diane Olive, Jeffrey Michael Olive, Kevin Brooke

Galbreath, Wendi Lea McDonald and Zanna Marie McDonald, Heirs to the Estate of Reba Mai England.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 1424, Page 112, 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 improved property known as 1211 Ainlay Drive, Nashville TN 37217.

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 18th day of August, 2000.

Zanna Marie McDonald
Zanna Marie McDonald

Christy Diane Olive by William F. McDonald Atty.-in-Fact
Christy Diane Olive

Kevin Brooke Galbreath by William F. McDonald Atty. in-Fact
Kevin Brooke Galbreath

Wendi Lea McDonald by William F. McDonald Atty. in Fact
Wendi Lea McDonald

Jeffrey Michael Olive by William F. McDonald Atty in Fact
Jeffrey Michael Olive

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 Zanna Marie McDonald 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 18th day of August, 2000.

Notary Public

K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

10/22/01
My Commission Expires

02214-ST

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, WILLIAM F. MCDONALD, with whom I am personally acquainted, and who acknowledged that he is the attorney-in-fact of CHRISTY DIANE OLIVE, KEVIN BROOKE GALBREATH, WENDI LEA MCDONALD AND JEFFREY MICHAEL OLIVE, and is authorized by CHRISTY DIANE OLIVE, KEVIN BROOKE GALBREATH, WENDI LEA MCDONALD AND JEFFREY MICHAEL OLIVE to execute this instrument on behalf of CHRISTY DIANE OLIVE, KEVIN BROOKE GALBREATH, WENDI LEA MCDONALD AND JEFFREY MICHAEL OLIVE.

Witness my hand, at Franklin, Tennessee, this 18th day of August, 2000.

Notary Public

K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

My Commission Expires: 10/22/01