THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075
OUR FILE NUMBER: 9949L

MAP/GROUP/PARCEL: 059-12-0/047.00

NEW OWNER'S NAME AND ADDRESS:
Joseph Claybon and Barbara J. Claybon
132 North Country Club Drive
Hendersonville, Tennessee 37075

SEND TAX BILLS TO:
NEW OWNER

Davidson County DEEDWARR
Recvd: 09/18/00 15:55 2pgs
Fees:11.00 Taxes:162.80
20000918-0092746

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Leland D. Watts, hereinafter called Grantor, do hereby transfer and convey unto Joseph Claybon and Barbara J. Claybon, husband and wife, their heirs and assigns, hereinafter called Grantees, property described as follows:

BEING lot No. 74 on the plan of Section Two Highland Trace Subdivision, of record in Book 5200, Page 616, Register's Office for said County and State.

SAID Lot No. 74 fronts 80.0 feet on the northerly margin of Woodale lane and extends back 152.1 feet on the westerly line and 142.0 feet on the easterly line to a dead line in the rear, measuring 38.4 feet thereon.

The subject property is improved property commonly known as 2412 Woodale Lane, Nashville, Tennessee.

BEING the same property conveyed to grantors herein by deed of record in Instrument Number 100001240007522, Re-recorded in Instrument Number 200003100025006, Register's Office for Davidson County, Tennessee. This property was never occupied by grantor or any member of his family as a home place.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements or record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Leland D. Watts

STATE OF TENNESSEE
COUNTY OF SUMNER

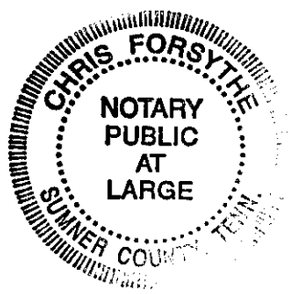
PERSONALLY appeared before me, the undersigned authority, Leland D. Watts, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 12th day of September, 2000.

NOTARY PUBLIC

My Commission Expires:

10/15/03



STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater of this transfer is $44,000.00.

AFFIANT

Sworn to and subscribed before me, this 12th day of September, 2000.

NOTARY PUBLIC

My Commission Expires:

10/15/03

