INSTRUMENT PREPARED BY:
LOCKERT LAW FIRM
105 SYCAMORE STREET
ASHLAND CITY, TENNESSEE 37015

Davidson County DEEDWARR
Recvd: 09/25/00 13:44 3pgs
Fees:15.00 Taxes:218.30
20000925-0094837

WARRANTY DEED

NAME AND ADDRESS OF NEW OWNER: TANA M. COMER
SEND TAX STATEMENTS TO SAME 5570 EATONS CREEK ROAD
MAP 038-00, PARCEL 123 JOELTON, TENNESSEE 37080

038-00-123

FOR AND IN CONSIDERATION of the sum TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, WE, RAYMOND E. FOSTER, JR., and BRENDA FAYE FOSTER, AND MARIE PALMER WOOD, GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto the said TANA M. COMER, the GRANTEE herein, her heirs and assigns, a certain tract or parcel of land in 14th Civil District of Davidson County, State of Tennessee, described as follows:

LAND in the 14th, formerly 24th, Civil District of Davidson County, Tennessee, described according to an unrecorded survey by C. Barry Greer, Tennessee Land Surveyor License No. 211, dated February 17, 1971, revised March 31, 1971, Drawing Number 22-71, as follows:

BEGINNING AT a point in the westerly margin of Eaton's Creek Road (centerline per survey) said point being the northeast corner of the property conveyed to Edna Aita Wright by deed from Mattie Ocie Ingram as of record in Book 4349, Page 242, Register's Office for said County (the southwest corner of Herman H. Ingram, et ux, by deed of record in Book 3284, Page 377, Register's Office for said County per survey); thence with said westerly margin (centerline per survey) South 13 degrees 45' East 135 feet to a point; thence South 87 degrees 30' East (929.0 feet per survey) to the easterly line (westerly line of the survey) of the property conveyed to R.O. Ingram by deed from Mattie Ocie Ingram as of record in Book 2481, Page 251, said Register's Office (the westerly line of James B. White by deed of record in Book 4086, Page 666, Register's Office for said County per survey); thence with said Ingram's easterly line (White's westerly line per survey) North 4 degrees (46' per survey) East (129.8 feet per survey), said corner also being the southeast corner of the property conveyed to Herman H. Ingram, et ux, by Deed from Rosie A. Ingram, et al, as of record in Book 3284, Page 577, said Register's Office, thence with said Herman H. Ingram's southerly line, North 87 degrees 30' West 1044.3 feet (972 feet per survey) to the point of the beginning.

Included in this conveyance is a 10 (TEN)-foot strip between tracts 1 (ONE) and 2 (TWO) as stated in a correction survey conducted by G. Barry Greer, RLS 211.

Also included in this conveyance is an improvement, to wit, a mobile home being situated on the above described property known as a 1984 Fleetwood Festival, 14 x 70 feet. Identication #INFLIAE 608588.

AND BEING the same property conveyed to Raymond E. Foster, Sr. by Deed from Grady Proctor of Record in Book 9818, page 294 Register's Office of Davidson County, Tennesssee. Raymond E. Foster, Sr., now deceased, leaving property to his son, Raymond E. Foster, Jr., and his daughter, Brenda Faye Foster, and a one-year estate to Marie Palmer Wood, under Last Will and Testament and of record at Probate Court Number 00P-1182, Seventh Circuit Court for Davidson County, Tennessee.

MARIE PALMER WOOD joins in this conveyance to convey any right, title or interest she might have in the above described property under Raymond E. Foster, Sr.'s Last Will and Testament or otherwise.

THIS DEED is prepared from information of prior deed furnished by Grantor.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever. And we do covenant with the said GRANTEE that we are 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 we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever 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 the 22nd day of September, 2000.

Brenda Faye Foster
BRENDA FAYE FOSTER

R E Foster Jr.
RAYMOND E. FOSTER, JR.

Marie Palmer Wood
MARIE PALMER WOOD

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, RAYMOND E. FOSTER, JR., BRENDA FAYE FOSTER, MARIE PALMER WOOD, with whom I am personally acquainted (or proved to me on basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Ashland City, Tennessee, this the 22nd day of September, 2000.

MY COMMISSION EXPIRES:

May 8, 2002

V. Joyce Loyd
NOTARY PUBLIC

JOYCE LOYD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

The actual consideration for this transfer or value of the property, (whichever is greater) is $59,000.00

Dana McLemore
AFFIANT

Sworn to and subscribed before me, this the 22nd day of September, 2000 .

MY COMMISSION EXPIRES:
May 8, 2002

V. Joyce Loyd
NOTARY PUBLIC

V. JOYCE LOYD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE