WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/29/00 13:15 2pgs
Fees:11.00 Taxes:832.50

20000929-0096457

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

L. Denise Stagner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 2000

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires JUN 27, 2004

THIS INSTRUMENT WAS PREPARED BY

Hallmark Title Company, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L. Denise Stagner (NAME)	First Horizon Home Loan (NAME)	17-302
6017 Lickton Pike (ADDRESS)	10741 King William Drive (ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Dallas, TX 75220 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John Albert Allison and wife, Connie Franklin Allison

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. Denise Stagner, a married person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Property located in the 10th Civil District, Davidson County, Tennessee, being Tract #1 on the survey of Gaylon W. Northcutt, a Tennessee Registered Surveyor, dated April 12, 1988, described as follows:

Bounded on the south and east by Tracts #2 and 4 belonging to Joe G. Allison, Deed Book 6446, Page 651; and on the north by the remaining property of Joe G. Allison, Deed Book 4363, page 577; and on the west by T. Ayers, Deed Book 4524, page 682; and further described as follows:

Beginning on an iron pin located S-13° 08′ 25" 168.41′ from an iron pin on the south margin of Lickton Pike, being the southeast corner of a 15′ Right-of-Way and the northwest corner of tract #1, thence S-15° 11′ 28" E 303.70′ to an iron pin, thence S-6° 09′ 11" E 54.33′ to an iron pin, thence N-86° 08′ 10" E with the line of tract #2 of this survey 795.85′ to an iron pin, thence N-5° 46′ 31" E 181.84′ to an iron pin in the fence line, thence N-82° 45′ 20" W 353.34′ to an iron pin, thence N-82° 54′ 59" W 537.24′ to an iron pin, thence contining through this pin with the same line 14.19′ to an iron pin in the fence line the point of beginning and containing 5.08 acres, more or less.

TOGETHER WITH an easement for ingress and egress. Said easement to be fifteen (15) feet wide and running along the west boundary line of the land conveyed in Book 4363, page 577. The west line of said easement, at all points, being fifteen feet from and parallel to our west boundary line of record in Book 7564, page 207, amended in Book 7801, page 782, Register's Office, Davidson County, Tennessee.

CONTINUED

This is improved (X) unimproved ( ) property, known as 6017 Lickton Pike, Goodlettsville, TN 37072 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES 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 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 our hand s this 27th day of September, 2000

John Albert Allison

John Albert Allison

Connie Franklin Allison

Connie Franklin Allison

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Albert Allison and wife, Connie Franklin Allison

the bargainor s, with whom I am personally acquainted or proved to me on the 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 Goodlettsville, Tennessee, this 27th day of September, 2000.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires JAN. 27, 2001

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

SUBJECT TO a fifteen (15) foot easement for ingress and egress to Tracts 2 and 3 on said above survey lying along the west boundary line and being fifteen (15) feet from and at all points parallel to the west boundary line of the hereinabove described tract of land of record in Book 7564, Page 207, amended in Book 7801, page 782, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to John Albert Allison and wife, Connie Franklin Allison by deed from Joe G. Allison and wife, Dorothy S. Allison of record in Book 7564, page 207, Register's Office, Davidson County, Tennessee.

The legal description contained herein is the same as in the previous deed of record.