WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 4-28-04
(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 10/02/00 08:22 2pgs
Fees:11.00 Taxes:344.10
20001002-0096794

THIS INSTRUMENT WAS PREPARED BY

CLOSING & TITLE SERVICES, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRENDA G. DURHAM (NAME)	BANK OF AMERICA N.A. (NAME)	MAP 108-16
P.O. BOX 148353 (ADDRESS)	2059 NORTHLAKE PARKWAY (ADDRESS)	PARCEL 255
NASHVILLE, TN 37214 (CITY) (STATE) (ZIP)	TUCKER, GA 30084 (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, ROGER C. BOLTON AND WIFE, PENNY ROSS-BOLTON, BY AND THROUGH ROGER C. BOLTON, ATTORNEY IN FACT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRENDA G. DURHAM, UNMARRIED

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:

Situated in Davidson County, Tennessee, being Lot No. 95A, as shown on the Plan of Zone Lot Drwg., Lots 89-90-91-94-95-96 and 97, Percy Priest Woods, Section IV, of record in Book 6250, page 717, Register's Office for said County, and also shown as part of Lot 95 on the Final Plat, Section Four, Percy Priest Woods Subd., of record in Book 6250, page 357, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to ROGER C. BOLTON by Deed of Correction of record in Book 11451, page 298, Register's Office for Davidson County, Tennessee, and originally by Deed of record in Book 11355, page 44, Register's Office for Davidson County, Tennessee.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the aforedescribed tract of land.

PENNY ROSS-BOLTON joins in this conveyance for the purpose of conveying any right, title or interest, which she may have, marital or otherwise in and to subject property.

ROGER C. BOLTON executes this instrument as Attorney in Fact for PENNY ROSS-BOLTON pursuant to power of attorney recorded simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 414 WOODSMAN COURT, NASHVILLE, TN 37214
(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 my our hand s this 27th day of September, 2000

Roger C Bolton
ROGER C. BOLTON

Penny Ross-Bolton
PENNY ROSS-BOLTON

BY: Roger C. Bolton
ROGER C. BOLTON, ATTORNEY IN FACT

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 ROGER C. BOLTON

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he 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 4-28-04

Notary Public

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

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 _____ 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

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

Personally appeared before me, ROGER C. BOLTON, with whom I am personally acquainted, or proved to be on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who acknowledged that he is the Attorney in Fact for PENNY ROSS-BOLTON and is authorized by PENNY ROSS-BOLTON to execute this instrument on their behalf.

Witness my hand and official seal this the 27 day of SEPTEMBER, 20 00.

My commission expires: 4-28-04

NOTARY PUBLIC

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.