WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/22/00 09:37 3pgs
Fees:15.00 Taxes:92.50
20001122-0115305

FROM: DEBORAH D. EVETTS

TO: CLAUDE H. HINES and CLAUDIA LOUISE HARBIN

PROPERTY CONVEYED: MAP: 114
7663 Charlotte Pike
Nashville, TN 37209 PARCEL: 86
(a one-half undivided interest)

ADDRESS NEW OWNERS AND SEND TAX NOTICES TO:
Claude H. Hines and Claudia Louise Harbin
7660 Charlotte Pike
Nashville, TN 37209

For and in consideration of the sum of $10.00 cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, I, DEBORAH D. EVETTS, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto CLAUDE H. HINES and CLAUDIA LOUISE HARBIN, hereinafter called the Grantees, their heirs and assigns, a one-half undivided interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being a tract of land in Davidson County in the 8th Civil District about six miles from Nashville, Tennessee, and more particularly described as follows:
>
> Beginning at a point being the northwest corner of a two and one-half acre tract of land belonging to Leo Patterson and wife, recorded in Book 1274, page 273, Register's Office for Davidson County, Tennessee; thence with Patterson's west line, south five degrees west two hundred thirty feet to a point; thence, south fifty degrees west thirty-two feet to a stake; thence with Patterson's north line south eighty-three degrees west seventy feet to a stake. Thence, leaving Patterson's north line, north seventeen degrees nine minutes west two hundred thirty feet to the center of U. S. Highway 70; thence with the center of U. S. Highway to the beginning of the tract herein described.
>
> Being the same property wherein Thomas E. Crouch quitclaimed his undivided interest to Ethel Louise Hines and Dorothy Evelyn Lawson as tenants-in-common, without right of survivorship in Book 6326, Page 939. The said Dorothy Evelyn Lawson has since died, and her interest in the said property has been devised to her daughter, Deborah D. Evetts, by unprobated Will recorded under document No. 99UP-78, Probate Court Clerk's Office for Davidson County, Tennessee.
>
> And being the same property wherein Harold F. Lawson, the surviving spouse of Dorothy Evelyn Lawson quitclaimed his interest in the property to Ethel Louise Hines and Deborah D.

Evetts, as tenants-in-common, without right of survivorship by Quitclaim Deed of record in Book 11696, page 272, Office of the Register for Davidson County, Tennessee.

The said Ethel Louise Hines has also since died, and her interest in the said property has been devised to Claudia Louise Harbin by Will and Codicil probated in the Probate Court for Davidson County, Tennessee, in File No. 00P-1160.

This is improved property known as 7663 Charlotte Pike, Nashville, Tennessee 37209.

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. I do covenant with the said Grantees that I am lawfully seized and possessed of a one-half undivided interest in said land in fee simple, have a good right to convey it, and the same in unencumbered.

I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 3rd day of November, 2000.

Deborah D Evetts
DEBORAH D. EVETTS

STATE OF Texas)
COUNTY OF Collin)

Personally appeared before me, a Notary Public in and for said County and State, with within named DEBORAH D. EVETTS, the Bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Plano, Tx, this 3rd day of November 2000.

Sherry A. Bounds
NOTARY PUBLIC

My commission expires:_____

SHERRY A. BOUNDS
Notary Public, State of Texas
My Commi... Exp. 05-31-2003

SHERRY A. BOUNDS
Notary Public, State of Texas
My Commission Exp. 05-31-2003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of the property (whichever is greater) is $25,000.00.

Claudia Louise Harbin
CLAUDIA LOUISE HARBIN

Sworn to and subscribed before me this 30th day of October, 2000.

NOTARY PUBLIC

BERNARD M. ROSENBLUM Notary Public At Large DAVIDSON COUNTY, TENN

My Commission Expires November 29, 2003

My commission expires: 11-29-03

This instrument prepared by: GEORGE H. CATE, JR.
95 WHITE BRIDGE ROAD
SUITE 503, CAVALIER BUILDING
NASHVILLE, TN 37205
615/352-8677