PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (st) Title No: 41200
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 11/22/00 13:30 2pgs
Fees:11.00 Taxes:584.60
20001122-0115458

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kelly L. Magill 722 Harpeth Knoll Road Nashville, TN 37221	SAME

TAX MAP-PARCEL NUMBERS: 142-14-69

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 158,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Anita Kaye Young and spouse, Ronald A. Young,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kelly L. Magill,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 214 on the Plan of Harpeth Valley Park Section 2 of record in Book 3700, Page 129, Register's Office for said County.

Said Lot No. 214 fronts 80.0 feet on the northeasterly margin of Harpeth Knoll Road and extends back 185.3 feet on the northwesterly line and 198.8 feet on the southeasterly line to a dead line in the rear, measuring 105.3 feet thereon.

Being the same property conveyed to Anita Kaye Young and husband Ronald A. Young by deed from John R. Galloway and wife, Sally E. Martin of record in Book 10025, Page 416, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Above described property subject to; Taxes for the year 2001 and subsequent years; The Plan of record in Book 3700, Page 129, said Register's Office, shows an owner's certificate, a 30 foot minimum setback line for Harpeth Knoll Road, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot; And a 2.5 x 25 foot utility anchor easement located on the southeasterly front corner of said lot.
This is improved property, known as: 722 Harpeth Knoll Road, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of October, 2000.

Anita Kaye Young

Ronald A. Young

State of Tennessee
County of Davidson

On this 20th day of October, 2000, before me the undersigned authority, personally appeared **Anita Kaye Young** and **Ronald A. Young**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 7/26/2003

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 158,000.00

Affiant

Sworn and subscribed before me on the 20th day of October, 2000.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 7/26/2003

Notary Public